REDEVELOPMENT AGENCY OF THE CITY OF OAKLAND OF THE CITY CLERA

AGENDA REPORT

2009 NOV 18 PM 12: 50

TO:

Office of the Agency Administrator

ATTN:

Dan Lindheim

FROM:

Community and Economic Development Agency

DATE:

December 1, 2009

RE:

Informational Report Presenting the Redevelopment Agency's Fiscal Year 2008-2009 Annual Reports on Blight, Housing Activity, Loans, Property, and Time Limits in Accordance with the Reporting Requirements of the California

Community Redevelopment Law

SUMMARY

As part of the Redevelopment Agency of the City of Oakland ("Agency") presentation of the Comprehensive Annual Financial Report (CAFR) and the Oakland Redevelopment Agency Single Audit Report, the Agency is presenting the attached reports that are included in the Report to the State of California for Fiscal Year 2008-2009, to the City Council: Blight, Housing Activity, Loans, Property and Time Limits for the following 10 Redevelopment areas: Acorn, Broadway/MacArthur/San Pablo, Central City East, Central District, Coliseum, Oak Center, Oak Knoll, Oakland Army Base, Stanford/Adeline and West Oakland.

FISCAL IMPACT

This is an informational report only. The attached Agency reports comply with the annual reporting requirements of the Community Redevelopment Law of the State of California, Health and Safety Code Sections 33080 and 33080.1 that are discussed in the background section of this report.

BACKGROUND

The California Community Redevelopment Law, Health and Safety Code Section 33080, requires every redevelopment agency to present annual reports to the legislative body (i.e., the City Council) on activities that are included in the Report to the State of California for Fiscal Year 2008-2009 to alleviate blight, and activities affecting housing and displacement within six months after the close of the fiscal year. Additionally, Section 33080.1 requires every redevelopment agency to present annual reports on property, project time limits, and all defaulted loans for the previous year.

The reports contain preliminary numbers as the audit of the Agency for fiscal year 2008-2009 has not been completed at this time. If available, it is our intent to provide the version with the audited numbers when this agenda report is presented.

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KEY ISSUES AND IMPACTS

The Blight Report (Attachment A), included in the Report to the State of California for Fiscal Year 2008-2009, summarizes the Agency's progress in each of the 10 Redevelopment Areas, including specific actions and expenditures, in alleviating blight in Fiscal Year 2008-2009. Within the 10 redevelopment project areas, fiscal year 2008-2009 activities included transit village, mixed-use, commercial and residential developments, community spaces, neighborhood project initiatives, supplying loans, grants and subsidies via façade and tenant improvement programs, opportunity sites, acquiring and/or rehabilitating blighted, vacant and underutilized properties and identifying additional opportunities for improvements in housing, neighborhood-serving retail, and infrastructure, and public improvements to infrastructure including, lighting, streetscape, and public facility upgrades.

Acorn Blight Alleviating Activities

• <u>Jack London Gateway Shopping Center</u>: In Spring 2006, the Agency funded \$4.9 million for the East Bay Asian Local Development Corporation ("EBALDC") to develop a 61-unit senior rental housing complex in an underutilized section of the Center's parking lot. The project started construction January 31, 2008, and celebrated its grand opening on September 2, 2009. Jack London Gateway Associates ("JLG Assoc.") split the space into a smaller 13,000 sq ft "grocery space" and an 11,000 sq ft general retail space, then leased the nongrocery space to Citi Trends, a value priced family apparel retailer with over 350 stores in twenty-two states.

Broadway/MacArthur/San Pablo Blight Alleviating Activities

- MacArthur Transit Village: The project will offer a mix of high-density residential units
 (both market-rate and below-market rate), neighborhood serving retail, and community
 space. The Agency executed an Exclusive Negotiating Agreement with the development
 team, MacArthur Transit Community Partners, LLC and BART, in November 2004. In
 fiscal year 2008-2009, the Agency negotiated and approved an Owner Participation
 Agreement with the Development team outlining the redevelopment financial contribution to
 the deal.
- MLK Transit Oriented Development: The Agency is working with the MacArthur BART Citizens Planning Committee to develop transit oriented development projects on the west side of the MacArthur BART Station. In January 2006, the Agency entered into a Disposition and Development Agreement with a developer, Cotter and Coyle, LLC, to purchase an Agency-owned property in this area for a 74-unit for-sale housing development project that includes development of an adjacent site. The project received its planning entitlements in September 2006 and construction was completed on the first 30-unit phase in March 2009. The second phase of the project is fully entitled but construction is currently on hold given the current housing market conditions.

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- Commercial Façade and Tenant Improvement Programs: The Agency has established a Commercial Façade Improvement program and a Tenant Improvement program that offer matching grants and free architectural assistance up to \$5,000 to participating property owners and businesses. To date, 26 façade improvement projects have been completed, 12 are in the design/construction bidding phase, and 3 tenant improvement projects are in the design/construction bidding phase.
- 40th Street Pedestrian Improvements: The Agency received a grant from the Caltrans Environmental Justice Program to create a plan to improve pedestrian access to the MacArthur BART Station from the west side of the station. Construction started on the project in January 2008 and was completed in July 2009.
- Neighborhood Project Initiative Program: The Agency adopted a Neighborhood Project Initiative program in the Broadway/MacArthur/San Pablo Area in February 2006. The program offers capital grants of up to \$75,000 for small-scale neighborhood improvement projects within the project area. To date the program has funded 20 projects within the project area. Funded projects include median landscaping upgrades on 40th Street and West MacArthur Boulevard, facility upgrades at Mosswood Park and the Golden Gate Recreation Center that include murals, flowering street planters, street furnishings and new street trees.
- San Pablo Pedestrian Streetlights Project: During fiscal year 2008-2009, the Agency completed the construction documents, bid and awarded the construction contract for the installation of 70 new pedestrian street lights on San Pablo Avenue. Construction began on the project in July 2009.
- Rebuilding Together Oakland: The Redevelopment Agency provided a \$50,000 grant to Rebuilding Together Oakland in April 2009 to rehabilitate 5 homes owned by low-income senior citizens within the project area. The repairs were done entirely through volunteer labor.
- <u>Broadway/Valdez Specific Plan</u>: In 2008, the Redevelopment Agency contributed funds for the preparation of a specific plan to analyze retail and housing opportunities for the reuse of key properties in the Broadway Auto Row portion of the redevelopment area. Work on the specific plan began in fiscal year 2008-2009 and is projected to be completed in June 2010.

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Central City East Blight Alleviating Activities

- Tenant Improvement Program (TIP): The TIP offers up to \$45,000 of matching grants for tenant improvements, and up to \$5,000 for design services per property in the CCE Project Area. In fiscal year 2008-2009, 4 TIP projects were completed with a total of \$165,000 expended for these projects.
- Commercial Façade Improvement Program (FIP): The FIP offers matching grants of up to \$30,000 for eligible façade improvements and free architectural assistance of up to \$5,000 to participating property owners and businesses. The FIP is available to commercial businesses and property owners along the major commercial corridors in the CCE Redevelopment Area. In fiscal year 2008-2009, 6 FIP projects were completed with a total of \$138,130 expended for these projects.
- Streetscapes Improvement Program (SIP): Staff issued taxable and tax-exempt bonds to assist in the funding of public and private projects. The amount provided for tax-exempt bonds is \$14.1 million which is targeted to fund the design and construction of streetscape projects. There are currently 8 major streetscape projects underway MacArthur Boulevard (73rd Avenue to the San Leandro border), 23rd Avenue between East 12th and Foothill Boulevard, Foothill/Fruitvale between 29th Avenue and High Street, Foothill Seminary (Foothill Boulevard from Mason to Seminary Avenue, 14th Avenue, 5th Avenue, East 18th and Melrose Bancroft now known as Foothill/High/Melrose FHM). In fiscal year 2008-2009, design and engineering work was completed in 5 of the targeted areas.
- Homeownership Rehabilitation Program (HRP): The program provides loan funds of up to \$75,000 for exterior work on homes owned and occupied by low to moderate income households and grants of up to \$5,000 for design services per property owner. It is designed to enhance the curb appeal of individual homes, as well as the neighborhoods where the homes are located. The HRP works in coordination with the City's existing city-wide housing rehabilitation programs. There are 9 HRP projects that have been completed for a total amount of \$540,143 in fiscal year 2008-2009.
- Community Facilities Improvement Program: The Community Facilities Program promotes further investment in the neighborhoods. In fiscal year 2008-2009, CCE contributed \$10 million in bond funds for the construction of Fire Station No. 18. \$800,000 was provided for the exterior renovation of Fremont pool. \$350,000 was used to conduct a feasibility study for the Eastmont Branch Library and improvements to Elmhurst and Melrose Branch Libraries. CCE funds of \$250,000 and \$750,000, respectively, were used to repave the existing basketball court, replace tot lot surfacing, replace limited play equipment at Cesar Chavez Park and to develop a conceptual park improvement plan for Josie de la Cruz Park.
- The Opportunity Sites Program: In fiscal year 2008-2009, \$7 million of taxable bond proceeds was used for land acquisition and site infrastructure improvements to stimulate in-

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fill development throughout the CCE Project Area. Six properties were acquired and staff is now working with multiple property owners to address the development of their sites.

Central District Blight Alleviating Activities

- Streetscape Improvements: In the summer of 2008, construction was completed on the "Revive Chinatown Pedestrian Improvements Project". The Broadway Streetscape Improvements Project, Phase II and III (12th to 20th Street) was completed in October of 2008. The Telegraph Phase I Streetscape Improvements Project (West-side of Telegraph from 18th to 20th Streets) and the Broadway/ West Grand Project (Broadway from 21st to West Grand Avenue) were completed in spring of 2009. The Old Oakland (Washington 7th to 9th Streets) Streetscape Improvement Project and the Latham-Telegraph Streetscape Project (Latham Square to 20th and Telegraph) are on hold pending implementation of the Basement Backfill and Repair Program (BBRP). The BBRP was developed to provide grants and loans to property owners for the required structural repair and backfill of basements under the sidewalks in the program's target areas (i.e. Old Oakland and Latham-Telegraph.) Additionally, the Agency has initiated the new Bay Area Rapid Transit (BART) 17th Street Gateway Project, which includes a redesign of BART's 17th Street entrance in order to improve the appearance and functionality of this BART entry point. This project will not start construction until the fall/winter of 2010.
- Fox Theater: In July of 2008, the Agency loaned an additional \$7.45 million to the project. Construction began in December of 2006 and was completed in December of 2008 with issuance of the temporary certificate of occupancy. The Oakland School for the Arts opened in January 2009 and Fox Theater opened in February 2009.
- <u>Downtown Façade Program</u>: In fiscal year 2008-2009, 76 façade projects completed or started construction (64 completed and 12 in construction.). These projects represent \$1,574,631 in grant money that was either paid or encumbered. The grant money is leveraging \$6,534,550 in total exterior improvements.
- <u>Downtown Tenant Improvement Program</u>: In fiscal year 2008-2009, 50 Tenant Improvement projects were completed or under construction (41 completed, 9 under construction). These projects represent \$1,879,150 in grant money that was either paid or encumbered. These funds will help leverage \$13,396,460 in total interior improvements.
- Public Parks and Facilities: The Agency provides funding for certain public parks and facilities in the Project Area to address deferred maintenance and needed capital improvements. During the reporting period, the Agency made available \$2 million to improve the following parks and public facilities: Lincoln Square Park (261-11th Street) design work started in the spring of 2009 and completion is projected for September 2010. Malonga Casquelourd Center for the Arts (1428 Alice Street renovation) began in 2008 and has not been completed. Jefferson Square Park (618 Jefferson Street) project construction

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start is scheduled for March 2010, with construction completion estimated for June 2010. The Chinese Garden Park (7th and Harrison Streets) design is complete and construction is estimated to begin in Winter 2009.

10K Housing: (develop housing for 10,000 new residents or approximately 6,000 new units since 1999). The Agency was directly involved in five projects and in a marketing campaign to encourage private development. As of April 2009, 4,057 units were completed, 535 units are in construction, 2,236 units have planning approvals and 3,928 units are in planning. These 10,756 units exceed the 10K goal of 6,000 units: Fox Courts (80 units of affordable rental housing and 4,000 square feet of space dedicated to child care and children's art education programs) construction started on August 29, 2007, and was completed on June 30, 2009. The building is currently 100 percent leased. Uptown Apartments' (665 residential units and 9,000 square feet of retail) construction started in October of 2005 and the project was completed in December of 2008. Uptown - Parcel 4. The City Council approved a Disposition and Development Agreement (DDA) with Forest City for the development of a mid-rise residential project with 175 – 200 units, and 20,000 square feet of retail. Recently, the City Council authorized an amendment to the DDA to extend the date to purchase the Property by thirty-six (36) months until July 31, 2011. Request for Proposals (RFP) issued November 2003, Disposition and Development Agreement (DDA) approved July 2004, demolition began in January 2005 and construction started in March 2005. There have been substantial delays in construction. At this time, a new developer has taken over the Citywalk. (252 residential units and 3,000 square feet of retail) with the intent to convert the project to rental housing. The new project completion date is December 31, 2011.

Coliseum Blight Alleviating Activities

• Streetscape Improvements: Streetscape improvements to the Coliseum Transit Hub, a \$6 million project, were completed in 2008 and the utility undergrounding is expected to be completed by December 2009. The Doolittle Drive and Airport Access Road Streetscape Improvements are part of the Airport Gateway Streetscape Project, a joint initiative between the Cities of Oakland and San Leandro, the Port of Oakland and the Alameda County Transportation Authority, Improvements were completed in May 2008. The Railroad Avenue Streetscape Improvements Phase I, between 85th Avenue and Louisiana Street, was completed in February 2006. CEDA engineers completed the final design for Phase II between Louisiana Street and 98th Avenue, with construction commencing in fiscal year 2009-2010. The BART Oakland Airport Connector (OAC) Project has been recommended for \$70,000,000 in American Reinvestment and Recovery Act of 2009 regional transportation funding and is currently out to bid. If the project bids are successful the OAC project is proposed to be built from 2011-2013. The Agency contributed \$650,000 to complement a \$2.8M grant from the Metropolitan Transportation Commission for the Fruitvale Alive Streetscape Improvements linking I-580 to I-880 that will increase intermodal transit, address pedestrian safety and improve pedestrian connections between transit nodes and commercial centers. The 66th Avenue Streetscape Project design is

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complete, with construction to begin in the fall of 2010. Funding for the project includes: \$1,230,000 in Metropolitan Transportation Commission (MTC) Housing Incentive Program awards, \$387,115 Transportation for Clean Air grant, and \$1,188,000 of Agency investment.

- <u>81st Avenue Branch Public Library</u>: The Agency is contributing \$4 million toward the construction of this \$14.3 million public library in East Oakland. Construction began in June 2008 and is scheduled to be completed in fiscal year 2009-2010.
- Lion Creek Crossings Mixed Income Housing Development: The Oakland Housing Authority using \$34.5 million of HUD HOPE VI funding and a \$4 million Agency contribution, in partnership with the East Bay Asian Local Development Corporation (EBALDC) and Related Companies of California, is developing a mixed-income housing project on 20 acres located at San Leandro Street between 66th and 69th Avenues. To date, 370 affordable rental units in Phases I, II, and III have been completed. The entire five-phase, 470 unit project, including 442 units of affordable rental housing, 28 units for home buyers, two new streets, a City park and the restoration of a portion of Lion Creek, is scheduled to be completed by December 2011.
- Coliseum BART Station Transit Village:
 — The City and BART, working with the Oakland Economic Development Corporation / MacFarlane Costa Housing Partners, an affiliate of MacFarlane Partners, together with Lion Creek Crossings Phase IV, was awarded \$8.5 million in Proposition 1C Transit Oriented Development funding from the California Department of Housing and Community Development (HCD) in 2008. Oakland awaits resolution of the State of California Pooled Bond Investment Board backlog and looks forward to receiving a grant agreement from State HCD.
- Coliseum Commercial Security and Security Enhancement Program: The program, in
 coordination with the Central City East redevelopment area, is providing walking and bike
 patrols along commercial corridors in the two project areas. In addition, the Security
 Enhancement Program funds overtime costs for extra police patrols in the
 commercial/industrial areas on nights and weekends.
- Neighborhood Project Initiative (NPI): The Neighborhood Project Initiative (NPI) is intended to further blight reduction and beautification efforts in redevelopment areas through the funding of small-scale, community-initiated public/private improvement and infrastructure projects that currently have no other funding source. For fiscal years 2008-09 the amount of funding was increased to \$240,000.
- Improvements to Neighborhood Parks: Through the NPI program, upgrades to various parks throughout the Coliseum Redevelopment Area include new lighting, a new play area, new restrooms, a picnic area, lawn, a jogging path with exercise stations and other paths for Officer William "Willie" Wilkins Memorial Park (formerly Elmhurst Plaza Park) and a new restroom structure and utility connection as well as handicap accessible pathways for

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Sobrante Park. Seating and plaza improvements were also made to Fruitvale Plaza Park at 35th Avenue.

Oak Center Blight Alleviating Activities

• The Oak Center Redevelopment Project Area was designated as a Historic Preservation Area by the Oakland City Council in 2003. Using Agency funds, the project consisted of signage, markers, archways and lighting that delineate this district for visitors and residents. Construction began in fall of 2007 and was completed in January of 2008. In fiscal year 2008-2009, deFremery Park was returned to the community as a popular recreational asset after the construction of a skate park and the improvements to the badly cracked and deteriorated tennis courts. Funding was allocated to paint the exterior, and rehabilitate the roof of the deFremery House, which is on the National Register of Historic Places, and serves as a community center for the neighborhood. The project is currently in the planning phase.

Oak Knoll Blight Alleviating Activities

• In fiscal year 2008-2009, Oak Knoll Project Area activities included hazardous materials abatement work performed by SunCal on more than 90 abandoned buildings within most of the site; and the Agency performed vegetation management work on its 5.45 acre parcel and is in the process of having the 18 abandoned and blighted housing units on its site abated and demolished. However, SunCal Oak Knoll, LLC filed for bankruptcy in November 2008 shortly after the Lehman Brothers' bankruptcy filing. Staff is working with the trustee and his representatives to release funding to mitigate blight and maintain and secure the property until it is purchased.

Oakland Army Base Blight Alleviating Activities

• Master Development of 118-acre site: A master developer that was identified by the Agency through a Request for Proposals (RFP) process to develop 118 acres of the Agency's Gateway Development Area at the former Oakland Army Base (OARB) submitted a proposal to develop a modern logistics center, which would help improve the Port of Oakland's functioning, as well as build R&D flex-office, Class A office, and project-serving retail. The proposed development is expected to maximize the job generating capacity of the OARB, and lead to quality jobs in key industries such as trade and logistics and green technology. The Agency is preparing to execute a 360-day Exclusive Negotiating Agreement with the master developer. The current schedule anticipates that the master developer will complete planning, entitlements, and CEQA certification by October 2010. Site preparation would begin in early 2011. Construction would be phased, with the first buildings set to open in 2012.

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- North Gateway Area Development: The Agency is negotiating with two recycling firms
 to relocate out of West Oakland onto 16.5 acres of the North Gateway Area of the
 Oakland Army Base Sub-District. The relocation would enable the recyclers to
 consolidate their operations and free up land in West Oakland for uses more compatible
 with the residential neighborhoods.
- <u>Central Gateway Area Development</u>: The Agency prepared a grading and fill plan for the Central Gateway Area of the Oakland Army Base Sub-District. The plan is the basis for a current RFP for contractors to bid for placement of approximately 140,000 cubic yards of engineered fill and demolition of three vacant and dilapidated buildings in the Central Gateway. The activity will prepare the site for future development.
- Wood Street Zoning District: The Agency worked with four developers to facilitate the development of approximately 1,300 units of housing (including affordable housing) on a 29-acre site. One project, Pacific Cannery Lofts, a 163 unit condominium project, was completed in 2008. Two projects, Zephyr Gate, a 130 unit condominium project; and Ironhorse at Central Station, a 99 unit affordable housing project, are nearing completion. Zephyr Gate is expected to complete construction by the end of 2009 and Ironhorse by March 2010. HFH Ltd. completed soil remediation of its parcel and leased the property to PG&E short term. PG&E is using the property as a base of operations for making upgrades in the area.
- 16th Street Train Station: The Agency authorized a \$400,000 predevelopment loan to analyze the feasibility of renovating the historic 16th Street Train Station and developing three parcels attached to the Train Station. The developer has performed initial studies of the site conditions and will be analyzing the financial feasibility of uses such as an event center, vocational training facility, offices, and a museum for the Train Station and attached properties. The completed study is due in fiscal year 2009-2010.
- Maritime/Industrial Development: The Agency negotiated a lease Disposition and Development Agreement (DDA) with a developer to build a 15-acre maritime-related truck depot that will include truck parking, trailer storage, administrative offices and services, a fueling station, maintenance facilities and scales, and food services. The development of this site within the East Gateway Area of the Oakland Army Base Sub-District will also result in the deconstruction of approximately 421,000 square feet of blighted and mostly abandoned warehouses. The Agency prepared an Initial Study for the truck depot, and expects to have an Addendum to the 2006 Supplemental Environmental Impact Report certified in fiscal year 2009-2010.
- <u>Infrastructure Planning</u>: The Army Base will require extensive infrastructure improvements estimated at roughly \$113,000,000 that will include soil surcharging, utility upgrades, enhancement of existing streets, major traffic mitigations, and construction of new roads. The Agency prepared a Sanitary Sewer Assessment in

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conjunction with a preliminary infrastructure improvement plan to position the site for funding opportunities as they become available.

Stanford/Adeline Blight Alleviating Activities

• All Stanford-Adeline Project Area funding that is not being used to service debt is being used for the Low and Moderate Income Housing Program that is discussed in the Acorn Housing Activity section of this report.

West Oakland Blight Alleviating Activities

- West Oakland Transit Village: Staff worked with 7th Street Partners to explore development options since the Exclusive Negotiating Agreement's expiration in 2007, and assisted another local developer, 1396 Fifth Street, LLC, in the preparation of an application for State Proposition 1C transit-Oriented Development. During fiscal 2008-2009, staff worked to get a West Oakland Project Area Committee recommendation and Agency Board approval to make an offer to purchase 1396 Fifth Street (the "Red Star" site) from the local developer and owner, "1396 Fifth Street, LLC." The owners did not accept the City's offer of \$2.81 million and it was instead sold to Global Premier Development who made a higher offer. Staff also worked to get Agency Board approval to co-apply with a local developer, "Capital Stone Group", for the 2nd round of Prop 1C funding, located at 1357 Fifth Street.
- Commercial Façade Improvement and Tenant Improvement Programs: The Agency approved additional funding of \$250,000 for the West Oakland Façade and Tenant Improvement Programs in December 2008. Staff worked with 15 projects and completed 5 projects during fiscal year 2008-2009. The WOPAC approved allocations that received Agency Board approval of \$75,000 each for Brown Sugar Kitchen, a new restaurant located at 2534 Mandela Parkway and PS Print, located at 2861 Mandela Parkway. Staff is working on implementation of these grants which are currently in the design phase.
- Mandela Foods Cooperative: Mandela Foods had its grand opening on June 6, 2009. It is a new locally-owned and operated grocery store that will enhance the supply of fresh and healthy foods for West Oakland. The Agency Board approved an additional commitment of \$58,000 to help cover cost overruns incurred during the rehabilitation of this 7th Street grocery store. This award was in addition to the existing \$200,000 tenant improvement matching grant awarded by the Agency in 2007.
- 7th Street Streetscape Project: The Project Area is on 7th Street, between Union and Peralta Streets, and is intersected by Kirkham Street, Mandela Parkway, Cypress Street, Chester Street, Center Street and Henry Street from north and south. The Blues Walk of Fame will run through to Wood Street in the Historic Commercial section. The design

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has been completed and construction of Phase I is scheduled to begin in fiscal year 2009-2010.

- Alliance for West Oakland Development Job Training Program: The West Oakland Project Area Committee approved a grant of \$100,000 to the Alliance for West Oakland Development on April 11, 2007. The grant is for their job training program which trains at-risk West Oakland youth for careers in the construction industry. The Agency Board approved this grant on July 1, 2008. Staff is working on implementation of this grant.
- NPI Neighborhood Project Initiative Program: The Agency approved an allocation of \$200,000 for the West Oakland Neighborhood Project Initiative in March 2008. The program offers capital grants of up to \$50,000 for small-scale neighborhood improvement projects within the Project Area. Staff has worked with the WOPAC to refine the program parameters and has issued a Request for Proposals (RFP), responses to which are due in fiscal year 2009-2010.
- Staff worked with WOPAC to select the 7 projects to be funded through the NPI
 Program. The Agency Board approved the selected projects in April 2009. Staff is
 working on implementing 6 of these 7 projects: 2 security cameras; a dog park at Grove
 Shafter Park; landscaping of the West MacArthur median; seismic retrofitting of Black
 New World Community Center; and facility upgrades for City Slicker Farms. The
 seventh project was determined to be ineligible.
- Fitzgerald Community Farm: This project consists of improving two adjacent blighted pocket parks for use as a community garden. The WOPAC approved an allocation of \$100,000 in August, 2007, for a project that will combine the parks and develop a community garden at the site. Agency Board approval was granted on March 31, 2009. The project is managed by the Office of Parks and Recreation. Staff worked with OPR and CitySlicker Farms, the project developer, during fiscal year 2008-2009 to implement the project.
- Rebuilding Together Oakland: The WOPAC approved an allocation of \$50,000 for Rebuilding Together Oakland to renovate homes in the Project Area. Agency approval was granted on April 21st. This project has been completed.
- Grid Alternatives: The WOPAC approved an allocation of \$48,000 for installation of solar panels on at least four homes. Agency approval was granted on June 2, 2009. The Agency staff is working with Grid Alternatives, project developer, to implement the project. Construction will begin approximately 4 6 months after the qualified homes have been identified.
- <u>Business Assistance Center</u>: The WOPAC approved a contribution of \$54,000 for the build-out of the Business Assistance Center, the total cost which was \$569,716. Agency

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Board approval was granted in April 2009. The Business Assistance Center has been open since July 2009 and its official grand opening is scheduled for October 14, 2009.

Housing Activities

The Housing Activity Report (Attachment B) for the Housing and Community Development (HCD) Department of the City of Oakland consists of the following sections that are summarized below. The following activities in housing production were included in the Report to the State of California for Fiscal Year 2008-2009. Schedule HCD-A includes one report for each project area, showing revenue received and deposited into the Low/Mod fund for that project area, along with information about any displacement activity and affordable units expected to be completed within the next two years in that area. Schedule HCD-B is similar to HCD-A and includes displacement and replacement housing obligations outside of any project area as a result of Agency-assisted activity, and any Agency-assisted affordable units expected to be completed within the next two years. Schedule HCD-C is a financial summary of revenue and expenditures for the entire Low and Moderate Income Housing Fund, including amounts committed and reserved for specific Council-approved projects and activities. Schedule HCD-D includes one set of forms for each completed project that provided replacement housing, met the requirements for affordable units within a redevelopment project area, or was assisted with Low/Mod funds or with non-housing Agency funds.

Acorn Housing Activities

- Units Completed
 - o Jack London Gateway, 61 units new construction apartments for senior citizens (includes 1 manager's unit)

Central City East Housing Activities

- Rehabilitation of Existing Affordable Housing
 - o Hugh Taylor House, currently housing 43 units of for very low income family rental households (includes 1 manager's unit).
- Units Completed
 - o Orchards on Foothill, 65 units new construction apartments for senior citizens (includes 1 manager's unit)

Central District Housing Activities

- Units Completed
 - o Fox Courts, 80 units new construction apartments
 - o The Uptown, Parcel 1, 255 units new construction apartments (70 affordable inclusionary units)

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o The Uptown, Parcel 3, 217 units new construction apartments (43 affordable inclusionary units)

Coliseum Housing Activities

- Units Completed
 - o Edes Avenue, Phase A, 26 units homeownership
 - o Seven Directions, 36 units new construction in a mixed-use building that also houses a health clinic (includes 1 manager's unit)
- Units Underway
 - o Edes Avenue, Phase B, 25 units homeownership
 - Saint Joseph's Senior Housing, 78 units new construction apartments for senior citizens (includes 1 manager's unit)
 - o Tassafaronga Homeownership, 22 units homeownership
 - o Tassafaronga Village Rental, Phase 1, 137 units new construction apartments for families (includes 87 units of public housing replacement)

West Oakland Housing Activities

- Rehabilitation of Existing Affordable Housing
 - o Drachma, Inc., current housing 14 scattered-site units for very low income family rental households
 - o Slim Jenkins, currently housing 27 units for very low income and 3 units for low income family households.

Housing Activities Outside Redevelopment Project Area

- Units Completed
 - o Golf Links Road, 3 units homeownership
 - o Wang Scattered Sites (1027 62nd Street), 2 units homeownership
- Units Underway
 - Altenheim Phase II, 81 units new construction apartments for senior citizens (includes 1 manager's unit)

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The **Loan Report** (*Attachment C* and Table 1) for fiscal year 2008-2009. There were no defaulted loans reported in fiscal year 2008-09.

LOAN REPORT As of June 30, 2009

Table 1

	June 30, 2008	July 1, 2008 - June 30, 2009			June 30, 2009	
	<u>Net</u>	New Loans	Payments		Reserved	Ending
Coliseum	200,000	935,700	(39,873)	(12,899)		1,082,928
Central District	33,914,400	10,942,092	(109,019)	-	12,133,827	56,881,300
Low & Moderate Housing	80,046,633	15,699,028	(45,348)	-	33,550,877	129,251,190
Oakland Army Base		84,516	-	-	•	84,516
Acorn	509,475			•	1,043,158	1,552,633
Other Projects	1,758,023	110,844	(172,714)	3,347		1,699,500
Grand Total	116,428,531	27,772,180	(366,954)	(9,552)	46,727,861	190,552,067

143,824,205	Total Notes & Loans Per General Ledger
27,395,674	Net Increase(Decrease) Per General Ledger
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27,772,180	New Loans
(366,954)	Payments received
(9,552)	Adjustments
27 305 674	Net Increase(Decrease)

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The **Property Report** (*Attachment D* and Table 2) summarizes \$130 million in Agency-owned properties in fiscal year 2008-2009.

PROPERTY REPORT
Fiscal Year 2008-09

Project Area	Balance 06/30/08 . Amount	Acquisition/ Other Debits	Sales/ Other Credits	Balance 06/30/09 Amount
Central District	56,990,683	781,911	-	57,772,594
Coliseum	2,313,653	1,609,271	(184,168)	3,738,757
Oakland Army Base	48,939,425			48,939,425
Total Other Projects	13,492,682	6,155,000	(228,768)	19,418,914
GRAND TOTAL	121,736,443	8,546,182	(412,936)	129,869,690

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The **Time Limits Report** (Attachment E and Table 3) summarizes the end dates for eminent domain, implementation plans, tax increment, and debt incurrence.

Table 3
Plan Limit Termination Dates
Fiscal Year: 2008-2009

PROJECT AREA	ADOPTION DATE	DEBT INCURRENCE LIMIT DATE	PLAN TERMINATION DATE	TI RECEIPT LIMIT DATE	
Acorn	11/3/1961	1/1/2004[2]	1/1/2012	1/1/2022	12/16/1998
Broadway/MacArthur/San Pablo	7/25/2000	7/25/2020	7/25/2030[3]	7/25/2045 ³	7/25/2012
Central City East	7/29/2003	7/29/2023	7/29/2033 ³	7/29/2048 ³	7/29/2015
Central District – original project area	6/12/1969	Eliminated on 1/6/2004		6/12/2022	6/12/2009
Central District – Brush & MLK amendment area	7/24/2001	7/24/2021	7/24/2032	7/24/2047	7/24/2013
Coliseum – original project area	7/25/1995	7/25/2015	7/25/2027	7/25/2042	7/25/2007
Coliseum – Kennedy/ Fruitvale amendment area	7/29/1997	7/28/2017	7/29/2028	7/29/2043	7/25/2007
Oak Center	11/30/1965	1/1/20042	1/1/2012	1/1/2022	12/16/1998
Oak Knoll	7/14/1998	20 years from	31 years from \$100K TI threshold	46 years from	12 years from \$100K TI threshold
Oakland Army Base	7/11/2000	6/30/2022	6/30/2033	6/30/2048	6/30/2014
Stanford /Adeline	4/10/1973	1/1/2004 ²	4/10/2016	4/10/2026	12/16/1998
West Oakland	11/18/2003	11/18/2023	11/18/2033	11/18/2048 ³	11/18/2011

^[1] This time limit may be extended by plan amendment.

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^[2] Under SB 211, these debt incurrence limits may be eliminated by ordinance; limited pass-through applies. Debt incurrence limits for low/mod housing were eliminated for Acorn, Oak Center, and Stanford/Adeline in 2006.

^[3] The plan termination and TI receipt dates for the Broadway/MacArthur/San Pablo, Central City East, and West Oakland can be extended by one year for 03-04 ERAF payments made.

^{*}According to the General Ledger, Oak Knoll reached the \$100K TI Threshold on 1/21/2009

SUSTAINABLE OPPORTUNITIES

No sustainable opportunities have been identified.

DISABILITY AND SENIOR CITIZEN ACCESS

There are no American with Disabilities Act (ADA) or senior access issues contained in this report.

ACTION REQUESTED OF THE CITY COUNCIL

Staff requests that the City Council accept the following Agency reports for Fiscal Year 2008-2009: Blight (Attachment A), Housing Activity (Attachment B), Property (Attachment C), Loans (Attachment D) and Time Limits (Attachment E).

Walter S. Cohen, Director

Community and Economic Development Agency

Reviewed by:

Gregory Hunter, Deputy Director

Respectfully submitted,

Economic Development and Redevelopment

Prepared by:

Donna Howell, Administrative Services Manager II Redevelopment Division, CEDA

APPROVED AND FORWARDED TO THE FINANCE AND MANAGEMENT COMMITTEE:

Office of the Agency Administrator

Attachments

Item: _____ Finance and Management Committee December 1, 2009

CITY OF OAKLAND

Memorandum

TO:

State Controller's Office

ATTN:

Betty Moya

FROM:

Redevelopment Agency of the City of Oakland

DATE:

November 6, 2009

RE:

Blight Reports

As part of the review of redevelopment activity for FY 2008-09 and in preparation for drafting new 5-Year Implementation Plans for seven redevelopment areas, the Redevelopment Agency has prepared Blight Reports for ten redevelopment areas. These Blight Reports include the latest plans for alleviating blight, either 5-year implementation plans or the implementation portion of the reports to Council for the adoption of recently created redevelopment areas and Redevelopment Agency activities in FY 2008-09 to alleviate this blight. The ten redevelopment areas include:

Attachment A

Attachment B Broadway/MacArthur/San Pablo

Acorn

Attachment C Central City East Attachment D Central District

Attachment E Coliseum
Attachment F Oak Center
Attachment G Oak Knoll

Attachment H Oakland Army Base Attachment I Stanford / Adeline

Attachment J West Oakland

If you need clarification or additional information, please contact Patrick Lane at (510) 238-7362.

Osborn Solitei Acting Controller

Attachments

ATTACHMENT A

ACORN REDEVELOPMENT PROJECT BLIGHT REPORT 2009

HOW GOALS, OBJECTIVES, PROJECTS AND EXPENDITURES WILL ELIMINATE BLIGHT

The substantial rehabilitation of Acorn has eliminated blight from the 30 year-old public housing project and resulted in an updated, lower density, integrated mixed-income community. Although the original planned redevelopment activities have been completed, redevelopment goals and objectives for the Acorn Project Area still involve acquiring and/or rehabilitating blighted, vacant and underutilized properties and identifying additional opportunities for improvements in housing, neighborhood-serving retail, and infrastructure.

BLIGHT ALLEVIATING ACTIVITIES IN FY 2009-09

Activities to reduce blight with in the Acorn Project Area in FY 2008-09 include:

1. Jack London Gateway Shopping Center: In March of 2006, the East Bay Asian Local Development Corporation (EBALDC) obtained a funding commitment from the Redevelopment Agency in the amount of \$4.9 million for a 61-unit senior rental housing complex, located on an underutilized section of the Center's parking lot identified as 900 Market Street. The project started construction January 31, 2008, and celebrated its grand opening on September 2, 2009. Jack London Gateway Associates ("JLG Assoc.") also worked diligently on re-tenanting the "grocery space", but after many tries they have decided to split the space into a smaller 13,000 sqft "grocery space" and an 11,000 sqft general retail space. The Agency agreed to allow the non-grocery use as long as the remaining space was held for a grocery use as required in the Disposition and Development Agreement. JLG Assoc. then leased the non-grocery space to Citi Trends, a value priced family apparel retailer with over 350 stores in twenty-two states.

ATTACHMENT B - BROADWAY/MACARTHUR/SAN PABLO

BROADWAY/MACARTHUR/SAN PABLO REDEVELOPMENT PROJECT 5 YEAR IMPLEMENTATION STRATEGY 2004-09

HOW GOALS, OBJECTIVES, PROJECTS AND EXPENDITURES WILL ELIMINATE BLIGHT

The leading indicators of blight in the Broadway/MacArthur/San Pablo Redevelopment Project Area include underutilized and vacant land, deteriorated and dilapidated buildings, high rates of vandalism and crime, high commercial vacancies, inadequate public improvements, and lack of private investment.

The Agency will focus on the following strategies to eliminate blight in the Broadway/ MacArthur/San Pablo Redevelopment Project Area:

- A. Assist with the development of vacant and underutilized properties through land assembly, environmental assessments and clean-ups, and marketing to developers.
- B. Make public improvements to Project Area infrastructure including, lighting, streetscape, and public facility upgrades.
- C. Supply low cost loans and grants to improve blighted structures and decrease commercial vacancies through programs such as the Façade Improvement Program and the Tenant Improvement Program.

BLIGHT ALLEVIATING ACTIVITIES IN FY 2008-09

Activities to reduce blight with in the Broadway/Macarthur/San Pablo Project Area in FY 2008-09 include:

- 1. MacArthur Transit Village: The Redevelopment Agency is working jointly with BART and the MacArthur BART Citizens Planning Committee to develop a transit village at the MacArthur BART Station on the BART surface parking lot. The project will offer a mix of high-density residential units (both market-rate and below-market rate), neighborhood serving retail, and community space. The Agency selected a development team, MacArthur Transit Community Partners, LLC., in April 2004 for this project and executed an Exclusive Negotiating Agreement with the development team and BART in November 2004. In FY 2008-09, the Redevelopment Agency negotiated and approved an Owner Participation Agreement with the Development team outlining the redevelopment financial contribution to the deal.
- 2. MLK Transit Oriented Development: The Redevelopment Agency is working with the MacArthur BART Citizens Planning Committee to develop transit oriented development projects on the west side of the MacArthur BART Station. The Agency owned a property in this area, located at 3860 Martin Luther King, Jr. Way. The Agency entered into a Disposition and Development Agreement with a developer, Cotter and Coyle, LLC, to purchase the Agency-owned property

- in January 2006 for a 74-unit for-sale housing development project that includes development of an adjacent site. The project received its planning entitlements in September 2006 and construction was completed on the first 30-unit phase in March 2009. The second phase of the project is fully entitled but construction is currently on hold given the current housing market conditions.
- 3. Commercial Façade and Tenant Improvement Programs: The Redevelopment Agency established a Commercial Façade Improvement program and a Tenant Improvement program in the project area. The Façade Improvement Program and Tenant Improvement Program offer matching grants depending on the square footage of the retail space. In addition, both programs also offer free architectural assistance up to \$5,000 to participating property owners and businesses. The program boundaries include Telegraph Avenue, San Pablo Avenue, Broadway, and West MacArthur Boulevard. To date, 26 façade improvement projects have been completed, and 12 are in the design/construction bidding phase. In addition 3 Tenant Improvement projects have been completed and 5 are currently in the design/construction bidding phase.
- 4. 40th Street Pedestrian Improvements: The Redevelopment Agency received a grant from the Caltrans Environmental Justice Program to create a plan to improve pedestrian access to the MacArthur BART Station from the west side of the station. The Agency completed the schematic designs for the project in March 2003 and was awarded a federal capital grant to construct a portion of the project in July 2005 through the Regional Bicycle and Pedestrian Program. In addition, to the grant funds, the Redevelopment Agency contributed \$770,000 of redevelopment funds to this project out of the total project budget of \$2.8 million. Construction started on the project in January 2008 and was completed in July 2009.
- 5. Neighborhood Project Initiative Program: The Redevelopment Agency adopted a Neighborhood Project Initiative program in the Broadway/MacArthur/San Pablo Area in February 2006. The program offers capital grants of up to \$75,000 for small-scale neighborhood improvement projects within the project area. To date the program has funded 20 projects within the project area over 3 rounds of grant awards. Funded projects include median landscaping upgrades on 40th Street and West MacArthur Boulevard, facility upgrades at Mosswood Park and the Golden Gate Recreation Center, murals, flowering street planters, street furnishings and new street trees.
- 6. San Pablo Pedestrian Streetlights Project: In 2007, the Redevelopment Agency began design work for the installation of 70 new pedestrian street lights on San Pablo Avenue within the Project Area boundaries. During FY 2008-09, the Agency completed the construction documents, bid and awarded the construction contract. Construction began on the project in July 2009.
- 7. Rebuilding Together Oakland: The Redevelopment Agency provided a \$50,000 grant to Rebuilding Together Oakland in April 2009 to rehabilitate 5 homes within the project area owned by low-income senior citizens. The repairs were

- done entirely through volunteer labor. This is the second year the Agency has provided grant funds to this organization.
- 8. <u>Broadway/Valdez Specific Plan:</u> In 2008, the Redevelopment Agency contributed funds for the preparation of a Specific Plan to analyze retail and housing opportunities for the reuse of key properties in the Broadway Auto Row portion of the redevelopment area. Work on the Specific plan began in FY 2008-09 and is projected to be completed in June 2010.

ATTACHMENT C - CENTRAL CITY EAST

CENTRAL CITY EAST REDEVELOPMENT PROJECT FIVE-YEAR IMPLEMENTATION PLAN 2008-2013

HOW GOALS, OBJECTIVES, PROJECTS AND EXPENDITURES WILL ELIMINATE BLIGHT

The Central City East (CCE) Redevelopment Project Redevelopment Plan proposes to reduce and/or eliminate the blighting conditions found in the Project Area by focusing on seven key goals and objectives, including:

- A. Stimulate in-fill development and land assembly opportunities on obsolete, underutilized and vacant properties in the Project Area.
- B. Stimulate opportunities for adaptive re-use and preservation of existing building stock in the Project Area.
- C. Attract new businesses and retain existing businesses in the Project Area, providing job training and employment opportunities for Project Area residents.
- D. Improve transportation, open space, parking, and other public facilities and infrastructure throughout the Project Area.
- E. Stimulate home ownership opportunities in the Project Area.
- F. Improve the quality of the residential environment by assisting in new construction, rehabilitation and conservation of living units in the Project Area, including units affordable to low- and moderate-income households.
- G. Revitalize neighborhood commercial areas and strengthen retail in the Project Area.

BLIGHT ALLEVIATING ACTIVITIES IN FY 2008-09

Activities to reduce blight within the CCE Project Area in FY 2008-09 included implementation of a Tenant Improvement Program, Façade Improvement Program, Homeownership Rehabilitation Program, Streetscapes Improvement & Community Facilities Improvement Program, an Opportunity Sites Program, and the Historic Preservation Program. The following provides more detailed information on the programs:

1. Commercial Façade Improvement Program: The Redevelopment Agency has established a Commercial Façade Improvement program in the project area. The program offers matching grants of up to \$30,000 for eligible façade improvements. In addition, the program also offers free architectural assistance of up to \$5,000 to participating property owners and businesses. The program is available to commercial businesses and property owners along the major commercial corridors in the CCE Redevelopment Area. In FY 2008-09 6 FIP projects were completed with a total of \$138,130 expended for these projects.

- 2. Tenant Improvement Program (TIP): The purpose of the program is to assist property owners and potential tenants in occupying vacant retail spaces in neighborhood commercial areas. The TIP helps to eliminate blighted property by providing financial assistance for improvements to the interior retail space of vacant storefronts. The program offers matching grants on a dollar-for-dollar basis up to \$45,000 for tenant improvements. In addition, the program offers up to \$5,000 for design services per property in the CCE Project Area. In FY 2008-09 4 TIP projects were completed with a total of \$165,000 expended for these projects.
- 3. <u>Homeownership Rehabilitation Program (HRP)</u>: The program provides loan funds of up to \$75,000 for exterior work on homes owned and occupied by low to moderate income households in the CCE Redevelopment Area, and a grant of up to \$5,000 for design services per property owner. It is designed to enhance the curb appeal of individual homes, as well as the neighborhoods where the homes are located. The HRP works in coordination with the City's existing city-wide housing rehabilitation programs. There are 9 HRP projects that have been completed for a total amount of \$540,143 in FY 2008-09.
- 4. <u>Streetscapes Improvement Program (SIP)</u>: The SIP is targeted to 8 areas in the CCE Project Area. In FY 2008-09 design and engineering work was completed in 5 of the targeted areas. The following is a description for each of the areas. In FY 2008-09 staff issued a bond for the implementation of the streetscape program. These bonds, issued as taxable and tax-exempt bonds, will be used to assist in the funding of public and private projects. The amount provided for tax-exempt bonds is \$14.1 million which is targeted to fund the design and construction of streetscape projects. More details regarding the progression of the various projects is presented below:
 - a. MacArthur Boulevard (73rdAvenue to San Leandro border): The above-ground streetscape improvements are being done in conjunction with utility undergrounding. Participants in this effort include Pacific Gas & Electric, AT&T, and Comcast, which will each install their own facilities for their respective services. The streetscape component will include corner bulb-outs, sidewalk expansions, new street trees and tree wells, lighting, and street resurfacing and striping. This project has been split into the three areas listed below. The underground work began in December of 2005.

Central City East funds of \$300,000 were expended to assist with the underground work along MacArthur Boulevard. The underground work is expected to be completed by December 2009. The above ground streetscape work is expected to be completed by 2009/2010. The streetscape work will be implemented in the following three areas:

Phase 1 / Node 1: 73rd Avenue to 76th Avenue Phase 2 / Node 2: 89th Avenue to 90th Avenue Phase 3 / Node 3: 106th Avenue to Durant

- b. 23rd Avenue between East 12th Street and Foothill Boulevard: The 95 percent design and engineering documents are complete. A final report, which presents the history and background information about the 23rd Avenue project, was completed in November 2006. The prime firm on the project was PGA design with HQE Civil Engineering, CHS Traffic and Electrical engineering, Mack 5 cost estimators, and PLS Surveys for the surveying. CEDA's design and engineering staff has taken this project from the 35 percent to 100 percent construction documents. Bidding for the construction is expected to be in the Fall of 2009. The project is projected to be completed in September of 2010.
- c. Foothill/Fruitvale between 29th Avenue and High Street with emphasis between 29th and 38th Avenues: The firm of Design, Community & Environment, in collaboration with VSCE, was selected to lead the project planning and design phase. 35 percent design documents and cost estimates for this streetscape project have been completed. To date, four community workshops have been conducted to gather input on the design plan. Following the last review by the City, a report will be distributed outlining the final recommendations. The design work for the next phase of this project is currently underway.
- d. <u>Foothill/Seminary</u>: This project covers areas on Foothill Boulevard from Mason Street to 60th Avenue, and on Seminary Avenue from Bancroft Avenue to Kingsley Circle. The design and engineering documents for the project were completed by Bottomley, Design and Planning in February of 2006. CCE staff is working with CEDA Design and Construction Services to advance conceptual designs to 35 percent design development drawings.
- e. 14th Avenue: This project will provide streetscape improvements on 14th Avenue in the Eastlake/ International Boulevard area, which includes 14th Avenue from East 8th Street to East 19th Street. The firm of Bottomley, Design and Planning has been selected as the consultant to work on the design. To date, all four community and technical advisory committee meetings have been conducted. Phase one plans and costs estimates have been modified according to the budget and input gathered by the design team. Bottomley Design & Planning is now finalizing the 35 percent construction documents for the best alternative.
- f. 5th Avenue: This project area presents unusually complex and interrelated planning, engineering, and design challenges because of the railroad tracks and Interstate 880, and the planned Oak-to-Ninth development. These issues require preliminary planning and analysis before streetscape designs can be developed. CCE staff will work with the Public Works Agency and the Planning Department staff on a study to determine how to increase the area's pedestrian safety and waterfront access, and current and potential future zoning regulations. Ongoing development and infrastructure projects continue to impact the project's design timetable.
- g. <u>East 18th Street</u>: These streetscape improvements are located in the Parkway
 Theater District on the east side of Lake Merritt. The CCE staff worked with the
 Measure DD staff on the initial design to link improvements to the East 18th Street
 area to the Lake Merritt and Athol Park areas. Conceptual design plans have been

- completed for the East 18th Street area between Lake Merritt and Park Boulevard. Early project design work started in FY 2005-06. CEDA's engineering and design staff will develop the next phase of the design and construction documents to take the project to 65 percent and 100 percent construction documents. The project is projected to be completed in Fall of 2010.
- h. Melrose/Bancroft now known as Foothill/High/Melrose (FHM): This project is located in two separate nodes. The first node is located on Foothill Boulevard from High Street to 45th Avenue and on High Street from Bancroft Avenue to Ygnacio Avenue. The second node is located on Foothill Boulevard from Congress Avenue to Cole Street, on Bancroft Avenue from Fairfax to Cole Street, and on Fairfax Avenue from Foothill Boulevard to Bancroft Avenue. The firm Design, Community & Environment was selected to lead the project planning and design phase. A final design was selected and the 35 percent design documents and Master Plan were completed in April 2009.
- 5. Community Facilities Improvement Program: The Community Facilities Program focuses on the need for new or improved community facilities such as parks, community centers, libraries, open space and cultural facilities. Such facilities can be provided in conjunction with public schools to enrich the educational experience. These projects are intended to encourage further investment in the neighborhoods and make them more desirable places to visit and live. In FY 2008-2009, CCE contributed \$10 million in bond funds for the demolition, expansion, and construction of a new 9,000 to 10,000 square foot fire station, Fire Station No. 18. CCE funds of \$800,000 were provided for the exterior renovation of Fremont pool. This exterior renovation will have a positive impact on the surrounding area. CCE funds of \$350,000 were used to conduct a feasibility study for the Eastmont Branch Library and provide facility and utility improvements to Elmhurst Branch Library and Melrose Branch Library. CCE funds of \$250,000 and \$750,000 respectively were used to repave the existing basketball court, replace tot lot surfacing and replace limited play equipment at Cesar Chavez Park and develop a conceptual park improvement plan for Josie de la Cruz Park.
- 6. The Opportunity Sites Program: In 2008-09 CEDA staff further developed and worked on the CCE Opportunity Sites Program. The purpose of this program is to address the reuse and development of blighted and underutilized properties in the CCE Project Area. CEDA staff and the Project Area Committee identified the properties that are now targeted by this program. In FY 2008-09, taxable bonds proceeds of approximately \$7 million were used for land acquisition and site infrastructure improvements to stimulate in-fill development throughout the CCE Project Area. Six properties were acquired. Bond proceeds will provide an incentive to encourage private development including property acquisition, retail recruitment, and direct development assistance. The vision for these sites is to develop mixed-use housing or commercial projects that support existing commercial nodes and neighborhoods in the CCE Project Area. Land acquisition would take place in response to property owner, developer or Agency initiated efforts to assemble property needed for the expansion of existing uses or for the creation of sites capable of development for new uses. CEDA staff is now working with multiple property owners to address the development of their sites.

- 7. Historic Preservation Program: Portions of the CCE Project Area that include significant historic buildings can be made into viable retail, commercial, or residential properties through various Agency-sponsored efforts and Agency assistance. This program will both preserve important resources and eliminate the hazardous conditions in which people live and work by addressing issues such as seismic safety. Furthermore, the preservation of historic buildings provides reuse of valuable properties that may be underutilized or vacant, and preserves the character of an area. In FY 2008-09 CCE funds of \$100,000 were used for the Mills Act, a mitigation measure required for the CCE Redevelopment Plan. This preservation incentive allows a reduction of property tax assessments for historic properties in exchange for a contract to preserve the property. Additionally, CCE funded \$25,000 to pay for the development of an educational program and materials for property owners in the CCE San Antonio Hills for both historic and non-historic properties.
- 8. The Redevelopment Mural Project: Authorization of this one-year agreement with artists is allowing the Agency to implement blight reduction services in the Coliseum and Central City East project areas by working with property owners and at-risk youth to create murals in order to reduce the amount of graffiti in the neighborhoods. Under this contract, the Agency will pay \$78,000 to cover any artist outreach, training, materials and supplies related to the project. In FY 2008-09 one project was completed.

ATTACHMENT D - CENTRAL DISTRICT REDEVELOPMENT PROJECT

CENTRAL DISTRICT REDEVELOPMENT PROJECT FIVE-YEAR IMPLEMENTATION PLAN 2004-2009

HOW GOALS, OBJECTIVES, PROJECTS AND EXPENDITURES WILL ELIMINATE BLIGHT

The Agency continued to focus its activities on eliminating physical and economic blight conditions in the Project Area by constructing public improvements and facilities, and partnering with the private sector to develop vacant and/or underutilized properties. The Agency, as stated in the goals and objectives of the Implementation Plan continues to encourage private investment in areas designated for commercial and residential uses.

During the reporting period, the Agency primarily focused on two types of activities to eliminate blight in the Central District. These are:

- A. Supply of low cost loans, grants and subsidies via the Façade Program, the Downtown Historic Façade Program and the Downtown Tenant Improvement Program or direct improvements to blighted structures such as the Fox Theater. By eliminating physical deterioration and improving the appearance of retail and commercial buildings and surrounding sites, more patrons will be attracted to the area, which will likely improve retail sales. Such an increase in commercial activity should attract new businesses to the Project Area and result in property tax increases.
- B. Provide infrastructure improvements covering a variety of public works projects ranging from installation of utilities, traffic capacity projects, mass-transit improvements, parking facilities, new streets, under grounding overhead distribution and communication lines, storm drainage and sanitary sewers, bridges and under- or over-crossings, flood control improvements, pedestrian and bicycle friendly areas, traffic calming, freeway noise walls, and many other assorted capital projects. This may also include streetscape projects including constructing new curbs, gutters and sidewalks where they do not exist or where broken curbs, gutters and sidewalks require replacement; planting street trees and shrubs; constructing both decorative and handicapped accessible crosswalks; constructing new medians with landscaping; adding visual and safety improvements to existing medians; installing street furniture, such as trash receptacles and newspaper racks; and improving area lighting by increasing the number of luminaries, increasing the wattage of individual streetlights or adding pedestrian streetlights.

Improving the infrastructure will help to attract development to the Project Area by assuming costs that might otherwise be born by the private sector. This should also help to increase building activity and improve property values. Furthermore, public improvements such as parking structures will support the viability of commercial properties, helping to compensate for individual site deficiencies. Lastly, lighting improvements will create a safer retail environment and

discourage graffiti. The proposed Agency programs for these activities include the Streetscape Master Plan, including Streetscape Improvements in Uptown, Old Oakland/Chinatown and Lower Broadway, the Broadway Improvement Program and the continued operation and possible new construction of public parking facilities.

BLIGHT ALLEVIATING ACTIVITIES IN FY 2008-09

Activities to reduce blight with in the Central District Project Area in FY 2008-09 include:

- 1. 10K Housing: (develop housing for 10,000 new residents or approximately 6,000 new units since 1999). The Agency was directly involved in five projects and in a marketing campaign to encourage private development. As of April 2009, 4,057 units were completed, 535 units are in construction, 2,236 units have planning approvals and 3,928 units are in planning. These 10,756 units exceed the 10K goal of 6,000 units.
 - a. <u>Citywalk.</u> (252 residential units and 3,000 square feet of retail) Request for Proposals (RFP) issued November 2003, Disposition and Development Agreement (DDA) approved July 2004, demolition began in January 2005 and construction started in March 2005. There have been substantial delays in construction. At this time, a new developer has taken over the project with the intent to convert the project to rental housing. The new project completion date is December 31, 2011.
 - b. <u>Uptown Apartments</u>. (665 residential units and 9,000 square feet of retail) Construction started in October of 2005 and the project was completed in December of 2008.
 - c. <u>Uptown Parcel 4</u>. The City Council approved a DDA with Forest City for the development of a mid-rise residential project with 175 200 units, and 20,000 square feet of retail. Recently, the City Council authorized an amendment to the DDA to extend the date to purchase the Property by thirty-six (36) months until July 31, 2011.
 - d. Fox Courts (80 units of affordable rental housing and 4,000 square feet of space dedicated to child care and children's art education programs). The Agency executed a DDA with Resources for Community Development. The project started construction on August 29, 2007, and was completed on June 30, 2009. The building is currently 100 percent leased.
- 2. <u>Streetscape Improvements</u>: In the summer of 2008, construction was completed on the "Revive Chinatown Pedestrian Improvements Project", which includes scramble traffic signals, bulb-outs, pedestrian countdown timers, and high-visibility crosswalks at four main intersections in Chinatown. The Broadway Streetscape Improvements Project, Phase II and III (12th to 20th Street), which includes the installation of basic pedestrian amenities such as benches, trash

receptacles and new trees and tree grates, was completed in October of 2008. The Telegraph Phase I Streetscape Improvements Project (West-side of Telegraph from 18th – 20th Streets) and the Broadway/ West Grand Project (Broadway from 21st to West Grand Avenue) were completed in spring of 2009. The Old Oakland (Washington 7th to 9th Streets) Streetscape Improvement Project and the Latham-Telegraph Streetscape Project (Latham Square to 20th and Telegraph) are on hold pending implementation of the Basement Backfill and Repair Program (BBRP). The BBRP was developed to provide grants and loans to property owners for the required structural repair and backfill of basements under the sidewalks in the program's target areas (i.e. Old Oakland and Latham-Telegraph.) Lastly, the Agency has initiated the new Bay Area Rapid Transit (BART) 17th Street Gateway Project, which includes a redesign of BART's 17th Street entrance in order to improve the appearance and functionality of this BART entry point. This project will not start construction until the fall/winter of 2010.

- 3. Fox Theater: (2,100 seat theater and 10,000 square feet of commercial/restaurant space). The historic Fox Theater was rehabilitated to house the Oakland School for the Arts, a performance venue and associated restaurant space. Combining state funding, private grants, New Market and Historic Rehabilitation Tax Credits, the Agency authorized a loan of \$25,500,000 from Central District Tax Allocation Bond proceeds for the project. In September of 2006, the Agency transferred the building to a related entity to develop the project, Fox Oakland Theater, Inc. In July of 2008, the Agency loaned an additional \$7.45 million to the project, all of which is to be repaid from anticipated grant sources. Construction began in December of 2006 and was completed in December of 2008 with issuance of the temporary certificate of occupancy. The Oakland School for the Arts opened in January 2009 and Fox Theater opened in February 2009.
- 4. Downtown Façade Program: The program provides \$5,000 in design services and matching grants of up to \$50,000 for façade improvements. In FY 2008-2009, 76 façade projects completed or started construction (64 completed and 12 in construction.) These projects represent \$1,574,631 in grant money that was either paid or encumbered. The grant money is leveraging \$6,534,550 in total exterior improvements.
- 5. <u>Downtown Tenant Improvement Program</u>: The program provides up to \$99,000 in matching grants and \$5,000 of free design assistance to attract retail, restaurants, arts and entertainment uses to vacant storefronts in designated areas of the Downtown. In FY 2008-09, 50 Tenant Improvement projects were completed or under construction (41 completed, 9 under construction). These projects represent \$1,879,150 in grant money that was either paid or encumbered. This funds will help leverage \$13,396,460 in total interior improvements.
- 6. <u>Key System Building</u>: This project includes renovation of the historic Key System building and its integration into a new high-rise mixed-use office tower to be developed on an adjacent vacant site. The project is subject to the terms of an

expanded Owner Participation Agreement with SKS Investments. The Agency will also sell an adjacent 145-space garage to the developer to ensure the financial feasibility of the project and to maximize the amount of ground-floor retail space that can be placed in the new building. The developer secured project planning approvals in July of 2008. Start of project construction has been delayed because of the developer's inability to sign up an anchor tenant and to secure construction financing as a result of the recession. The developer has requested a three-year extension to the project's start-of-construction dates and the close of escrow for the sale of the garage. It is now anticipated that project construction will start and that the Agency will sell the garage in June 2013.

- City Center Site Preparation: This project includes four City Blocks, of which two have been transferred to private developers (Shorenstein and the Olson Companies) for the development of an office tower (555 12th Street), and a forsale residential project on T-10, which is located at 14th and Jefferson Street. A joint venture partnership between the Shorenstein Company and MetLife Insurance purchased the site known as T-12 located at 12th and Jefferson Street in December 2007. Excavation and hazardous materials remediation at the site in preparation for the construction of a 600,000 square foot office building were completed in November of 2008, but the developer subsequently stopped project construction because of a deteriorating labor market and the recession. The Shorenstein Company is in negotiations with the Agency to extend the project completion date from April 12, 2012 to April 12, 2015, with the option to extend by up to three additional years, if market conditions do not improve in the near term.
- 8. <u>Public Parks and Facilities</u>: The Agency provides funding for certain public parks and facilities in the Project Area to address deferred maintenance and needed capital improvements. During the reporting period, the Agency made available \$2 million to improve the following parks and public facilities:

Lincoln Square Park (261-11th Street). The Lincoln Square Park project includes a new synthetic turf field connecting the park to the adjacent Lincoln Elementary School. The school, as well as six independent charter schools, five day-care centers and two Head Start Programs use Lincoln Square Park as an additional play area. Design work started in the spring of 2009 and completion is projected for September 2010.

Malonga Casquelourd Center for the Arts (1428 Alice Street). The renovation of the Malonga facility, which is one of the Bay Area's busiest multicultural, multidisciplinary performing arts facilities, addresses critical building needs, including protecting the building's interior from damage due to precipitation, sunlight, and wind, and optimizing energy efficiency. Renovating Malonga will assist in the elimination of the following blight conditions: health and safety concerns, serious disrepair and dilapidation which hinder the viable use of the building. New funding will be utilized for exterior waterproofing and weatherization, window replacement, plumbing upgrades, and tenant

improvements. The Malonga facility renovation began in 2008 and has not been completed.

Jefferson Square Park (618 Jefferson Street). Jefferson Park will undergo a major renovation to upgrade its tot lot, add a new dog park with separate areas for small and large dogs, add a historical marker, relocate an existing full-sized basketball court, and complete general landscaping improvements. Community meetings and completion of the design took place in 2008. Receipt of construction bids for the project is scheduled for October 2009. Project construction start is scheduled for March 2010, with construction completion estimated for June 2010.

Chinese Garden Park (7th and Harrison Streets). The proposed improvements to the Chinese Garden Park address community concerns on accessibility and involve grading, installation of concrete and ADA accessible pathways and parking, new lawn and irrigation, as well as additional landscaping including planting of trees. Design is complete and a construction contract will be presented for Council approval in September 2009. Construction is estimated to begin in late 2009.

ATTACHMENT E – COLISEUM

COLISEUM AREA REDEVELOPMENT PROJECT 2009 BLIGHT REPORT

HOW REDEVELOPMENT GOALS, OBJECTIVES, PROJECTS AND EXPENDITURES WILL ELIMINATE BLIGHT:

Leading indicators of blight in the Coliseum Redevelopment Area include obsolete and underutilized land, poor transportation circulation and connections, and lack of private investment.

Coliseum Redevelopment tax allocation bonds and tax increment revenue will provide funds to complete plans, capital projects and programs to mitigate physical and economic blight and assist in the revitalization of the Coliseum Project Area.

Strategies to correct these blighting factors include:

- A. Expenditures to improve intermodal transportation opportunities, public facilities and infrastructure in residential, commercial and industrial areas, ¹ and
- B. Improve underutilized properties by assisting with environmental assessments, clean-up and land assembly in order to stimulate catalyst development projects,² and
- C. Improve security and directly address on-going blight conditions through targeted engagement programs,³ and
- D. Promote and stimulate investment in the neighborhoods, commercial and industrial areas throughout the Coliseum Redevelopment Project Area⁴

BLIGHT ALLEVIATING ACTIVITIES IN FY 2008-2009 INCLUDE:

- A. Public expenditures to improve roadways, transit corridors intermodal transportation, associated infrastructure, and complete public facilities:
 - i. Completed construction of the Coliseum Transit Hub streetscape and continued utility undergrounding along San Leandro Street
 - Completed construction of the Airport Gateway along Doolittle Drive and Airport Access Road
 - iii. Designed Railroad Avenue Phase II street improvements
 - iv. Continuing support for the Oakland Airport Connector project

¹See Redevelopment Plan goal G.

²See Redevelopment Plan A and C.

³ See Redevelopment Plan goal D.

⁴ See Redevelopment goals E, F, H and I.

- v. Supported and completed designs and environmental reviews for the Fruitvale Alive Streetscape Project (portions in the Coliseum Project Area) and the 66th Avenue Streetscape Project
- vi. Allocated funds to support the construction of the East Oakland Sports Complex
- vii. Continued construction of the 81st Avenue Branch of the Oakland Public Library
- B. Assistance with environmental assessments, clean-up, land assembly and screening to improve underutilized properties and incompatible uses:
 - Completed infrastructure improvements for the third-phase of the Oakland-Housing OHA Lion Creek Crossings Project enabling the construction of 370 units of mixed-income housing
 - ii. Completed design and construction for the replacement park associated with the Lion Creek Crossings development
 - iii. Provided continued support and funding acquisition for transit villages developments and associated infrastructure improvements at the Coliseum and Fruitvale BART station areas
- C. Targeted efforts to improve security in the project area and focused "tough on blight" reduction programs:
 - i. Cited approximately 580 code violations via Tough on Blight Campaign in cooperation with Building Services Division
 - ii. Installed security cameras to deter illegal dumping and graffiti
 - iii. Contracted through Youth Employment Partnership workforce development to assist in graffiti abatement
 - iv. Funded NET and 8L18 Police Department programs to promote public safety including commercial security patrols and Crime Prevention through Environmental design consultations for area businesses
 - v. Initiated Community Cleanup Corps (CCC) with Department of Human Services using Goodwill Industries as the training coordinator to employ homeless individuals for blight abatement
 - vi. Implemented graffiti abatement measures including murals and green walls
- D. Programs to stimulate investment in the neighborhoods as well as the commercial and industrial areas of the Coliseum Redevelopment Project Area:
 - i. Façade Improvement Program
 - ii. Tenant Improvement Program

- iii. Rebuilding Together Oakland
- iv. Established Coliseum Green Works workforce and neighborhood project development program
- v. Neighborhood Projects Initiative (NPI) provided funds for improvements to Officer William "Willie" Wilkins Memorial park, Sobrante Park, and Fruitvale Plaza/35th Ave park,
- vi. Infill Development Incentives Program
- vii. Coliseum Revolving Loan Program

SUMMARY OF FY2008-09 BLIGHT ALLEVIATING ACTIVITIES:

INFRASTRUCTURE AND PUBLIC FACILITIES

Coliseum Transit Hub Streetscape and Utility Undergrounding: Improvements to San Leandro Street between 73rd and 66th Avenues will create a pedestrian link between the area's existing land uses and the inter-modal transportation hub at the Coliseum BART station. This \$6 million project uses \$3.5 million of Agency funds and \$2.5 million of federal, state and local grants for undergrounding of utilities and street improvements including lighting, landscaping and improved crossings. The Transit Hub streetscape was completed in 2008 and the utility undergrounding is expected to be completed by December 2009.

Doolittle Drive and Airport Access Road Streetscape Improvements: These improvements are part of the Airport Gateway Streetscape Project, a joint initiative between the Cities of Oakland and San Leandro, the Port of Oakland and the Alameda County Transportation Authority. Improvements consist of new landscaping, lighting, sidewalks, palm trees, and colorful banners. Doolittle Drive, led by the City of San Leandro, is 100% complete. Airport Access Road, led by the City of Oakland, was completed in May 2008.

<u>Railroad Avenue Streetscape Improvements</u>: Improvements will include installing new storm drain pipelines, raising and resurfacing the road, and adding curbs, sidewalks and gutters to make the street more functional for residents and businesses. Phase I, between 85th Avenue and Louisiana Street, was completed in February 2006. CEDA engineers completed the final design for Phase II between Louisiana Street and 98th Avenue, with construction to commence in Fall 2009.

Oakland Airport Connector Project: The Agency has approved City administrative support for the engineering, plan review and construction monitoring associated with the proposed BART Oakland Airport Connector (OAC) project. The BART OAC project has been recommended for \$70,000,000 in American Reinvestment and Recovery Act of 2009 regional transportation funding and is currently out to bid. If the project bids are successful the OAC project proposes to be built from 2011-2013 assuming it maintains local and regional support in a competitive and challenging economic environment.

Fruitvale Alive Streetscape Improvements: Improvements to this key corridor linking I-580 to I-880 will increase intermodal transit, address pedestrian safety and improve pedestrian connections between transit nodes and commercial centers. The blocks between E. 15th Street and E. 12 Street adjacent to the Fruitvale BART station are within the Coliseum Project Area. The Redevelopment Agency contributed \$650,000 for this project to complement a \$2.8M grant from the Metropolitan Transportation Commission.

66th Avenue Streetscape: This project is located on 66th Avenue between San Leandro Street and International Boulevard. Leveraging the Lion-Creek Crossings and San Leandro Street infrastructure improvements, the project will improve pedestrian access to the transit facilities on both International Boulevard and San Leandro Street. The project will provide better pedestrian access to the area's transit, schools and activity centers. Project design is complete, with construction to begin in the fall of 2010. Funding for the project includes: \$1,230,000 in MTC Housing Incentive Program awards, \$387,115 Transportation for Clean Air grant, and \$1,188,000 of Redevelopment Agency investment.

<u>81st Avenue Branch Public Library:</u> The Agency is contributing \$4 million toward the construction of this \$14.3 million public library in East Oakland. The new 21,000 square foot facility at 81st Avenue and Rudsdale Street is a joint project of the Oakland Unified School District and the City of Oakland. When completed, it will be one of the City's first LEED certified, silver rated public buildings. It will also be the City's largest branch library, sharing space with two new schools, Encompass Academy and Woodland School. Construction began in June 2008 and is scheduled to be completed by December 2009.

CATALYST DEVELOPMENT PROJECTS SUPPORT

Lion Creek Crossings Mixed Income Housing Development: The Oakland Housing Authority, in partnership with the East Bay Asian Local Development Corporation (EBALDC) and Related Companies of California, is developing a mixed-income housing project on 20 acres located at San Leandro Street between 66th and 69th Avenues. The project, which received \$34.5 million of HUD HOPE VI funding and a \$4 million Agency contribution, replaces the Coliseum Gardens public housing project that was demolished in 2004. Phase I of Lion Creek Crossings, with 115 units, was awarded both the California Redevelopment Association Award for Excellence in Residential New Construction and the National Association of Housing and Redevelopment Officials' National Award for Excellence in Project Design. To date, 370 affordable rental units in Phases I, II, and III have been completed. The entire five-phase, 470 unit project, including 442 units of affordable rental housing, 28 units for home buyers, two new streets, a City park and the restoration of a portion of Lion Creek, will be completed by December 2011.

<u>Coliseum BART Station Transit Village:</u> The Coliseum Transit Village is a mixed-use transit oriented development at the inter-modal mass transit hub at the Coliseum BART Station. Currently, the City and BART are working with the Oakland Economic

Development Corporation / MacFarlane Costa Housing Partners, an affiliate of MacFarlane Partners, on the development, which will replace the existing Coliseum BART parking lot and provide approximately 390 units of housing and about 20,000 sq. ft. of neighborhood retail. The project, together with Lion Creek Crossings Phase IV, was recently awarded \$8.5 million in Proposition 1C Transit Oriented Development funding from the California Department of Housing and Community Development (HCD) in 2008. Oakland awaits resolution of the State of California Pooled Bond Investment Board backlog and looks forward to receiving a grant agreement from State HCD.

TARGETED SECURITY AND BLIGHT ABATEMENT PROGRAMS

Coliseum Commercial Security and Security Enhancement Program: The Coliseum area, in coordination with the Central City East redevelopment area, is contracting with a security firm to provide walking and bike patrols along commercial corridors in the two project areas. In addition, the Security Enhancement Program funds overtime costs for extra police patrols in the commercial/industrial areas on nights and weekends. In addition to the 8L18 Enhanced Patrol Area and the Neighborhood Enforcement Team (NET) program, Coliseum Area Redevelopment funds support the Oakland Police Department's Vice and Child Exploitation Unit in their efforts to curtail prostitution in the project area.

<u>Coliseum Tough on Blight Operation:</u> This program is an enhanced blight enforcement operation that aggressively pursues blighted properties and blighting conditions within the Coliseum Project Area in cooperation with the Building Services Division, conducting 2 sweeps of project area streets per year.

The Community Cleanup Corps: Individuals transitioning out of homelessness alleviate blight in Oakland redevelopment areas through a 16-week education, training and paid work experience program. In 2008-09, ten program participants learned life skills, work readiness skills and safety skills in a classroom setting, and performed field work activities, including light clean-up, weed and blight abatement and limited vegetation management activities. The program alternated days of unpaid formal classroom instruction and paid on-the-job training and work activities. Two of the participants secured employment after finishing the program.

<u>Graffiti Abatement Programs:</u> The Coliseum Redevelopment Project abates graffiti through three different programs: an apprenticeship program employing individuals to paint over graffiti, a mural program for highly visible properties where artists work to create murals with at-risk youth, and through the implementation of "green walls", where trellises and plantings cover walls that are frequently vandalized.

NEIGHBORHOOD AND COMMERCIAL DISTRICT IMPROVEMENT PROGRAMS

<u>Façade and Tenant Improvement Programs</u>: These programs offer architectural assistance and matching grants for improvements to commercial property on targeted streets in the Coliseum Redevelopment Area. The Façade Program provides grants for the improvement of building exteriors and the Tenant Improvement Program provides grants

for interior spaces. Some tenant and façade improvements administered by Redevelopment staff are also funded with monies from the federal Community Development Block Grant program. In the last year, eight façade projects and four tenant improvement projects were completed in the Coliseum area.

Rebuilding Together Oakland: This program used volunteer labor and leveraged in-kind donations to rehabilitate the homes of nine low-income elderly/ disabled homeowners with no cost to the homeowners enabling them to live in safety, comfort and independence. Rebuilding Together Oakland also rehabilitates non-profit community facilities that work directly within low-income communities.

Green Works Development Program: Initialized program providing a two-year cycle of dedicated matching funds for "green-job" workforce training with connected capital funds for short-term/limited-scale green project installations (e.g., identified public landscaping/park components; neighborhood/ residential greening projects) utilizing up to 40 project area residents in-training as part of a formal green conservation crew. An initial demonstration green development was set-up for the East Oakland Boxing. Association.

<u>Neighborhood Project Initiative (NPI)</u>: The Neighborhood Project Initiative (NPI) is intended to further blight reduction and beautification efforts in redevelopment areas through the funding of small-scale, community-initiated public/private improvement and infrastructure projects that currently have no other funding source. For fiscal years 2008-09 the amount of funding was increased to \$240,000.

Improvements to Neighborhood Parks: Through the NPI program, upgrades to various parks throughout the Coliseum Redevelopment Area have been made to minimize the hazards of outdated and overused park structures and make these public sites more safe and pleasant for community use. Investment in parks also increases surrounding property values and eliminates blight. Park improvements include new lighting, a new play area, new restrooms, a picnic area, lawn, a jogging path with exercise stations and other paths for Officer William "Willie" Wilkins Memorial Park (formerly Elmhurst Plaza Park) and new restroom structure and utility connections as well as handicap accessible pathways for Sobrante Park. Seating and plaza improvements were also made to Fruitvale Plaza Park at 35th Avenue.

Infill Development Incentives Program: This program offers developers and property owners up to \$15,000 in matching funds for predevelopment analysis. The program is intended to encourage the exploration of residential and nonresidential development options for infill areas in the Coliseum Redevelopment Project Area. Major corridors are a particular focus of the program. Nine projects have been completed to date using \$60,000 of Coliseum Area Redevelopment funds allocated in fiscal year 2007-08 and \$60,000 in 2008-09.

<u>Coliseum Revolving Loan Program</u>: This program made available for eligible business and property owners, community-based organizations and residents, capital improvement loans up to \$249,500 to rehabilitate, develop or build commercial property within the

Coliseum project area. In FY2008-09 two loans were made to support the redevelopment of a 15-acre site on the Hegenberger Corridor and to support the expansion and relocation of Revolution Foods.

BLIGHT ALLEVIATING ACTIVITIES PLANNED FOR FY 2009-10:

In addition to the blight alleviating projects and program carried-out FY2008-09, the Coliseum Redevelopment Area has planned the following blight alleviating activities for FY2009-11:

- A. Streetscape and public facility improvements:
- 1. Streetscapes and Transit
 - i. Complete designs for South Coliseum Way from Hegenberger Road to the entrance of the McAfee Coliseum
 - ii. Complete designs for Edes Avenue from Hegenberger Road to 85th Avenue
 - iii. Initialize design process for Edes Avenue and 98th Avenue
 - iv. International Boulevard Streetscape Improvement Project in conjunction with BRT lines
 - v. Continue administrative support for the BART Oakland Airport Connector as approved in the Coliseum Capital Budget
- 2. Public Facilities
 - i. East Bay Greenway conceptual design improvements
 - ii. Develop designs for BART to Bay Trail bicycle infrastructure improvements
 - iii. Complete construction of the East Oakland Sports Complex
 - iv. Complete design and construction for the 81st Avenue Oakland Public Branch Library
 - v. Design Teen Center at 5818 International Boulevard
- B. <u>Further Site acquisition and infrastructure improvements in targeted areas to complete large-scale catalyst development projects:</u>
 - i. Coliseum Shoreline
 - ii. Hegenberger / I-880 Gateway
 - iii. Coliseum BART Transit Village Station area including replacement parking for the development of residential housing on the existing Coliseum BART surface parking
 - iv. Lion Creek Crossings Phase 4 and 5

- v. Fruitvale Transit Village Phase II, 275 units of market rate rental housing to complement the transit village's existing mix of retail and community services
- vi. RFP for development of a mixed-use commercial center within the area bounded by 66th Avenue, Interstate 880, Hegenberger Road and San Leandro Street
- vii. Continued development of the Coliseum Auto Mile
- viii. Support Infill projects on International Boulevard

C. Continue Targeted Security and Tough on Blight efforts including:

- i. Conduct code enforcement sweep operations with Building Services
- ii. Continue Enhancing security measures for retail, commercial, and industrial areas
- iii. Continue Neighborhood Enforcement Team (NET) with OPD
- iv. Continue Enhanced Commercial Patrol known as 8L18 with OPD

D. Expand and Continue Neighborhood and Commercial Improvement Programs:

- i. Continue investments in neighborhood-serving parks: Tassaforanga; Tyrone Carney Park
- ii. Expand and continue Neighborhood Project Initiative Program
- iii. Continue Infill Development Incentives Program
- iv. Build-out specific green installations as part of the Green Works Development Program as augmentations to planned Coliseum Redevelopment Area capital projects and in response to expressed neighborhood/residential needs.
- v. Continue partnership with Rebuilding Together Oakland towards improving Oakland's existing housing stock
- vi. Review development of a new Site Improvement Program effort for industrial and auto-oriented businesses

ATTACHMENT F - OAK CENTER

OAK CENTER REDEVELOPMENT PROJECT FIVE-YEAR IMPLEMENTATION PLAN 2004-2009

HOW GOALS, OBJECTIVES, PROJECTS AND EXPENDITURES WILL ELIMINATE BLIGHT

The public improvements and neighborhood facilities will improve the quality of life, enhance the areas around completed projects and encourage investment in the remaining unimproved Victorians and other vacant and underutilized property. Agency staff coordinates meetings of the Oak Center Neighborhood Association in order to gain community input for project selection.

BLIGHT ALLEVIATING ACTIVITIES IN FY 2008-09

Activities to reduce blight with in the Oak Center Project Area in FY 2008-09 include:

- Rehabilitation of the tennis courts, and construction of a skate park in deFremery Park. With the improvements, the badly cracked and deteriorated tennis courts have been returned to the community as a popular recreational asset.
- Funding has been allocated to paint the exterior, and rehabilitate the roof of the deFremery House, which is on the National Register of Historic Places, and serves as a community center for the neighborhood. The project is currently in the planning phase.

ATTACHMENT G - OAK KNOLL

REPORT TO CITY COUNCIL OAK KNOLL REDEVELOPMENT PROJECT

HOW THE PROGRAM WILL ALLEVIATE BLIGHT IN THE PROJECT AREA

City and Agency staff has been working closely with the Master Developer, SunCal Oak Knoll, LLC, to finalize the environmental review, planning and application and conditions of approval processes for the development of the 181-acre site. The approved Development Plan will allow the developer and the Agency to implement the Final Reuse Plan. This integrated development program will:

- A. Help to eliminate physical blighting conditions which prevent the effective use of buildings or lots;
- B. Upgrade buildings and infrastructure to enhance the health, safety and welfare of the community;
- C. Create a better living and working environment for the community by providing a well balanced and economically viable neighborhood;
- D. Enhance the City's recreational facilities and opportunities, open space, cultural and arts facilities, protection of wildlife habitat;
- E. Expand the supply of affordable housing for qualifying households and families; and
- F. Increase employment opportunities.

BLIGHT ALLEVIATING ACTIVITIES IN FY 2008-09

Activities to reduce blight within the Oak Knoll Project Area in FY 2008-09 include:

- 1. SunCal performed vegetation management efforts to reduce blight and improve fire safety;
- 2. SunCal completed hazardous materials abatement work on more than 90 abandoned buildings within most of the site; and
- 3. The Agency performed vegetation management work on its 5.45 acre parcel and is in the process of having the 18 abandoned and blighted housing units on its site abated and demolished.

Note: SunCal Oak Knoll, LLC filed for bankruptcy in November 2008 shortly after the Lehman Brothers bankruptcy filing. City and Agency staff are working with the trustee and his representatives to release funding to mitigate blight, maintain and secure the property until it is purchased.

ATTACHMENT H - OAKLAND ARMY BASE

OAKLAND ARMY BASE REDEVELOPMENT PROJECT FIVE-YEAR IMPLEMENTATION PLAN 2005-2010

The Oakland Army Base Redevelopment Project Area was established in 2000 and includes 1,800 acres in the western portion of Oakland, located along a traditionally industrial waterfront area. The Project Area has been divided into three sub-districts: (1) Oakland Army Base Sub-District: A former army depot-facility that was closed in 2003 and transferred to the Redevelopment Agency in August 2006; (2) Maritime Sub-District: Land containing the Port of Oakland's existing marine terminal facilities and related infrastructure along the Outer Harbor and Inner Harbor channels, as well as a former Naval Supply Center that was conveyed to the Port of Oakland; and (3) 16th and Wood Sub-District: A formerly industrial area where new mixed-use housing is being built, along with the renovation of the historic 16th Street Train Station.

HOW GOALS, OBJECTIVES, PROJECTS AND EXPENDITURES WILL ELIMINATE BLIGHT

The Agency will continue to focus its activities on eliminating physical and economic blight conditions through: (1) the construction of public improvements and utilities, and (2) negotiating agreements with private developers for the redevelopment of vacant land on this former military base. The Agency will focus on the areas identified in the Redevelopment Plan and Five-Year Implementation Plan, which identify the following activities:

- A. Oakland Army Base Sub-District Activities include: Demolition/Deconstruction, Relocation, Environmental Remediation and Site Preparation; Installation of water, electrical, telecommunication, natural gas, sanitary sewer, and storm drainage utilities; Installation and/or upgrade of new roads, traffic signals, and other traffic infrastructure; Rail System Modifications; and Development of various Economic Development projects.
- B. Maritime Sub-District Activities include: Construction of an Outer Harbor Intermodal Terminal; New Roadways and Intersections; Roadway and Rail Improvements; and Maritime Facilities.
- C. 16th and Wood Sub-District Activities include: Renovation of the historic 16th Street Station; Transportation and Related Improvements; Open Space; and Site Improvements.

BLIGHT ALLEVIATING ACTIVITIES IN FY 2008-09

Activities to reduce blight within the Oakland Base Reuse Project Area in FY 2008-09 include:

1. <u>Master Development of 118-acre site</u>: Through a Request for Proposals (RFP) process the Agency identified a master developer for the development of 118 acres within the Oakland Army Base Sub-District (OARB). The master developer

had submitted a proposal to develop a modern logistics center, which would help improve the Port of Oakland's functioning, as well as R&D flex-office, Class A office, and project-serving retail. The proposed development is expected to maximize the job generating capacity of the OARB, and lead to quality jobs in key industries such as trade and logistics and green technology. The Agency is preparing to execute a 360-day Exclusive Negotiating Agreement with the master developer. The current schedule anticipates that the master developer will complete planning, entitlements, and CEQA certification by October 2010. Site preparation would-begin in early 201-1. Construction would-be-phased, with-the first buildings set to open in 2012.

- 2. North Gateway Area Development: The Agency entered into negotiations with two recycling firms to relocate out of West Oakland onto 16.5 acres of the North Gateway Area of the Oakland Army Base Sub-District. The relocation would enable the recyclers to consolidate their operations and free up land in West Oakland for uses more compatible with the residential neighborhoods.
- 3. <u>Central Gateway Area Development</u>: The Agency prepared a grading and fill plan for the Central Gateway Area of the Oakland Army Base Sub-District. The plan is the basis for a current RFP for contractors to bid for placement of approximately 140,000 cubic yards of engineered fill and demolition of three vacant and dilapidated buildings in the Central Gateway. The fill will prepare the site for future development.
- 4. Wood Street Zoning District: The Agency worked with four developers to facilitate the development of approximately 1,300 units of housing (including affordable housing) on a 29-acre site. One project, Pacific Cannery Lofts, a 163 unit condominium project; was completed in 2008. Two projects, Zephyr Gate, a 130 unit condominium project; and Ironhorse at Central Station, a 99 unit affordable housing project, are nearing completion. Zephyr Gate is expected to complete construction by the end of 2009 and Ironhorse by March 2010. HFH Ltd completed soil remediation of its parcel and leased the property to PG&E short term. PG&E is using the property as a base of operations for making upgrades in the area.
- 5. 16th Street Train Station: The Agency authorized a \$400,000 predevelopment loan to analyze the feasibility of renovating the historic 16th Street Train Station and developing three parcels attached to the Train Station. The developer has performed initial studies of the site conditions and will be analyzing the financial feasibility of uses such as an event center, vocational training facility, offices, and a museum for the Train Station and attached properties. The completed study is due December 2009.
- 6. Maritime/Industrial Development: The Agency negotiated a lease disposition and development agreement with a developer to build a 15-acre maritime-related truck depot that will include truck parking, trailer storage, administrative offices and services, a fueling station, maintenance facilities and scales, and food services. The development of this site within the East Gateway Area of the Oakland Army Base Sub-District will also result in the deconstruction of approximately 421,000

- square feet of blighted and mostly abandoned warehouses. The Agency prepared an Initial Study for the truck depot, and expects to have an Addendum to the 2006 Supplemental Environmental Impact Report certified by the end of 2009.
- 7. <u>Infrastructure Planning:</u> The Army Base will require extensive infrastructure improvements estimated at roughly \$113,000,000 that will include soil surcharging, utility upgrades, enhancement of existing streets, major traffic mitigations, and construction of new roads. The Agency prepared a Sanitary Sewer Assessment in conjunction with a preliminary infrastructure improvement plan to position the site for funding opportunities as they become available.

ATTACHMENT I - STANFORD ADELINE

STANFORD/ADELINE REDEVELOPMENT PROJECT FIVE-YEAR IMPLEMENTATION PLAN 2004-2009

HOW GOALS, OBJECTIVES, PROJECTS AND EXPENDITURES WILL ELIMINATE BLIGHT

The primary indicators of blight in the Stanford/Adeline area when the Redevelopment Plan was adopted were incompatible uses and inefficient street layout. During the late 1970's, the incompatible industrial and commercial areas were removed and replaced with open space. In addition, the confusing interchange of Stanford and Adeline Streets was realigned to make the neighborhood quieter and safer. The Stanford/Adeline Project was completed in 1987.

BLIGHT ALLEVIATING ACTIVITIES IN FY 2008-09

Activities to reduce blight with in the Stanford/Adeline Project Area in FY 2008-09 include:

1. All Stanford-Adeline Project Area funding that is not being used to service debt is being used for the Low and Moderate Income Housing Program.

ATTACHMENT J – WEST OAKLAND

WEST OAKLAND REDEVELOPMENT PROJECT AREA BLIGHT REPORT 2009

HOW GOALS, OBJECTIVES, PROJECTS AND EXPENDITURES WILL ELIMINATE BLIGHT

The West Oakland Redevelopment Plan proposes to reduce and/or eliminate the blighting conditions found in the Project Area by focusing on 25 key goals and objectives, including:

- 1. Improve the quality of housing by assisting new construction, rehabilitation, and conservation of living units in the Project Area.
- 2. Maintain and improve the condition of the existing very low, low, and moderate income housing in the Project Area.
- 3. Increase opportunities for homeownership in the Project Area.
- 4. Develop renter stabilization strategies that encourage and assist renters to remain in the Project Area.
- 5. Mitigate and reduce conflicts between residential and industrial uses in the Project Area.
- 6. Provide streetscape improvements, utility undergrounding, open space, and community facilities to enhance neighborhood quality and foster economic and neighborhood vitality.
- 7. Support recreation, education, healthcare and programs for all members of the Project Area community, especially youth, seniors and disabled persons.
- 8. Improve public safety for people living and working in the Project Area.
- 9. Restore blighted properties in the Project Area.
- 10. Assist neighborhood commercial revitalization, and attract more uses that serve the local community including neighborhood-serving retail.
- 11. Retain existing businesses and attract new businesses to Project Area locations designated for business activity; promote economic development of environmentally sound, light industrial and commercial uses.
- 12. Increase employment opportunities for Project Area residents.
- 13. Facilitate economic development by improving and rehabilitating substandard buildings and targeting infill on vacant lots on commercial corridors in the Project Area.
- 14. Minimize/eliminate environmental hazards within the Project Area.
- 15. Improve infrastructure, transportation, and public facilities throughout the Project Area.
- 16. Incorporate ongoing community participation in the redevelopment process so residents of all income and wealth levels, geographic areas, language groups, and ages have opportunities to

learn about and participate in the redevelopment decision-making process.

- 17. Promote equitable development that benefits the residents of the Project Area and minimizes the displacement of current residents and businesses.
- 18. Maintain the mixed-use character of the Project Area in a manner equally beneficial to both businesses and residents.
- 19. Preserve and enhance existing residential neighborhoods and core industrial and commercial areas.
- 20. Not encourage or support block-busting development, developments that demolish historically significant structures that can be rehabilitated, or developments that destroy the positive functioning character of existing areas.
- 21. Support and recognize the benefit of new residents and incomes that can be encouraged through market-rate development and done without displacing existing residents or businesses or destroying the existing cultural assets of the Project Area.
- 22. Encourage and assist the rehabilitation of historically significant properties to avoid demolition or replacement.
- 23. Relocate displaced residents or businesses, whenever possible and feasible and with their consent, within the Project Area.
- 24. Not concentrate any very low income housing as stand-alone high density projects, but rather as infill projects, scattered site, and/or in mixed-income projects.
- 25. Improve street configuration on main arterials and their relationship to the surrounding neighborhoods; do urban design for street improvements such as center dividers, bulb-outs, tree planting, and landscape improvements.

BLIGHT ALLEVIATING ACTIVITIES IN FY 2008-09

The West Oakland Redevelopment plan was adopted on November 18, 2003. Activities to reduce blight with in the West Oakland Project Area in FY 2008-09 include: staffing the West Oakland Project Area Committee (WOPAC) and its three standing subcommittees, which advise the Agency Board on projects and programs for implementation. The WOPAC also monitors new development in the Project Area and sponsors an annual picnic and newsletter as outreach activities. Specific activities include:

1. West Oakland Transit Village: The West Oakland Transit Village Action Plan (Transit Village Plan), a joint effort between the City of Oakland, the Oakland Housing Authority and BART, was completed in 2005. The Transit Village Plan provides a blueprint for public and private development at and around the West Oakland BART station. There are several projects associated with the Transit Village Plan which are in progress. They include residential, mixed use, commercial and ground floor retail space.

During 2008-09 Agency staff worked to get WOPAC recommendation and Agency Board

approval to make an offer to purchase 1396 Fifth Street (the "Red Star" site) from the local developer and owner, "1396 Fifth Street, LLC." The owners did not accept the City's offer of \$2.81 million and it was instead sold to Global Premier Development who made a higher offer.

Staff also worked to get Agency Board approval to co-apply with local developer "Capital Stone Group" for the 2nd round of Prop 1C funding, located at 1357 Fifth Street.

- Commercial-Façade Improvement and Tenant-Improvement Programs: The Agency approved additional funding of \$250,000 for the West Oakland Façade and Tenant Improvement Programs in December 2008. The programs offer matching grant funds for improvements and limited architectural assistance. Staff worked with 15 projects and completed 5 projects during FY 08-09.
- 3. <u>Mandela Foods Cooperative</u>: Mandela Foods is a new locally-owned and operated grocery store that will enhance the supply of fresh and healthy foods for West Oakland. The Agency Board approved an additional commitment of \$58,000 to help cover cost overruns incurred during the rehabilitation of this 7th Street grocery store. This amount was added to the existing \$200,000 tenant improvement matching grant awarded by the Agency in 2007. Staff has worked to obtain Agency Board approval for the grant and has worked with Mandela Foods to develop the project's scope of services and contract. Mandela Foods had its grand opening on June 6, 2009.
- 4. 7th Street Streetscape Project: Since 2000 the area around the West Oakland BART Station has been designated with the zoning "S-15 Transit-Oriented Development". The City has also developed a streetscape plan for 7th Street using an \$185,000 Environmental Justice grant from Caltrans. The streetscape project will restore the traditional role of 7th Street as a local commercial and cultural center for the West Oakland community, as well as strengthen its historical identity as a transportation hub through pedestrian, bicycle and transit improvements around the West Oakland BART Station Street commercial historic district.

The 7th Street Streetscape Improvement Project goals are as follows:

- Bring an overall improvement to the vehicular and non-motorized circulation, and enhance streetscapes within the Project Area.
- Provide safe pedestrian, bicycle and vehicular access and amenities while connecting neighborhoods to the main BART entry and the 7th Street commercial corridor.
- Enhance the appearance of 7th Street and the area around West Oakland BART Station and provide incentives for residents of Oakland to access the West Oakland BART station by foot, bicycle and local transit.
- Promote economic revitalization to encourage additional residential development.
- Celebrate the history of blues and jazz in Oakland.

Improvements include lane reconfiguration, traffic signal modifications, paving, sidewalk and curb and gutter work, street furniture and street lighting, construction of a gateway structure and pedestrian mall canopy, landscaping, public art, construction of new ADA

ramps and pedestrian crossings.

The Project Area is on 7th Street, between Union and Peralta Streets and is intersected by Kirkham Street, Mandela Parkway, Cypress Street, Chester Street, Center Street and Henry Street from north and south. The Blues Walk of Fame will run through to Wood Street in the Historic Commercial section. The design has been completed and construction of Phase I is scheduled to begin in 2009. The section of 7th Street between Union Street and Peralta Street will be Phase I.

The WOPAC approved an additional allocation of \$650, 000 in May of 2009 to complete construction of Phase 1 of the 7th Street Streetscape Project.

- 5. Alliance for West Oakland Development Job Training Program: The West Oakland Project Area Committee approved a grant of \$100,000 to the Alliance for West Oakland Development on April 11, 2007. The grant is for their job training program which trains atrisk West Oakland youth for careers in the construction industry. The Agency Board approved this grant on July 1, 2008. Staff is working on implementation of this grant.
- 6. NPI Neighborhood Project Initiative Program: The Agency approved an allocation of \$200,000 for the West Oakland Neighborhood Project Initiative in March 2008. The program offers capital grants of up to \$50,000 for small-scale neighborhood improvement projects within the Project Area. Staff has worked with the WOPAC during Spring 2008 to refine the program parameters and has issued a Request For Proposals, responses to which were due in September 2008.

Staff worked with WOPAC to select the 7 projects to be funded through the NPI Program. The Agency Board approved the selected projects in April 2009. Staff is working on implementing 6 of these 7 projects: 2 security cameras; a dog park at Grove Shafter Park; landscaping of the West MacArthur median; seismic retrofitting of Black New World Community Center; and facility upgrades for City Slicker Farms. The seventh project was determined to be ineligible.

- 7. <u>Fitzgerald Community Farm</u>: This project consists of improving two adjacent blighted pocket parks for use as a community garden. The WOPAC approved an allocation of \$100,000 in August, 2007, for a project that will combine the parks and develop a community garden at the site. Agency Board approval was granted on March 31, 2009. The project is managed by the Office of Parks and Recreation. Staff worked with OPR and the CitySlicker Farms, the project developer, during FY2008-09 to implement the project.
- 8. Brown Sugar Kitchen Tenant Improvement Grant: The WOPAC approved an allocation of \$75,000 for tenant and façade improvements for Brown Sugar Kitchen, a new restaurant located at 2534 Mandela Parkway in May 2008. Agency Board approval was granted on July 1, 2008. The improvements include new lighting, opening windows in the façade, new outdoor seating and interior improvements. Staff is working on implementation of this grant which is currently in the design phase.

- 9. <u>PS Print Tenant Improvement Grant</u>: The WOPAC approved an allocation of \$75,000 for tenant and façade improvements for PS Print, located at 2861 Mandela Parkway. Agency Board approval was granted on October 21, 2008. The grant will fund office expansion, improvements to the retail entry and conditions in the delivery areas. Staff is working on implementation of this grant which is currently in the design phase.
- 10. <u>Rebuilding Together Oakland:</u> The WOPAC approved an allocation of \$50,000 for Rebuilding Together Oakland to renovate homes in the Project Area. Agency approval was granted on April 21st. This project has been completed.
- 11. <u>Grid Alternatives:</u> The WOPAC approved an allocation of \$48,000 for installation of solar panels on at least four homes. Agency approval was granted on June 2, 2009. Agency staff is working with Grid Alternatives, project developer, to implement project. Construction will begin approximately 4 6 months after the qualified homes have been identified.
- 12. <u>Business Assistance Center:</u> The WOPAC approved a contribution of \$54,000 for the build-out of the Business Assistance Center, the total cost which was \$569.716. Agency Board approval was granted in April 2009. The Business Assistance Center had has been open since July 2009 and its official grand opening is scheduled for October 14, 2009.

Redevelopment Agencies Financial Transactions Report

Achievement information (Unaudited)

Fiscal Year

2009

Indicate Only Those Achievements Completed During the Fiscal Year of this Report as a Direct Result of the Activities of the Redevelopment Agency.

Please provide a description of the agency's activities/accomplishments during the past year.

(Please be specific, as this information will be the basis for possible inclusion in the publication.)

			port	

BLIGHT ALLEVIATING ACTIVITIES IN FY 2008-09

Activities to reduce blight with in the Acorn Project Area in FY 2008-09 include:

1. Jack London Gateway Shopping Center: In March of 2006, the East Bay Asian Local Development Corporation (EBALDC) obtained a funding commitment from the Redevelopment Agency in the amount of \$4.9 million for a 61-unit senior rental housing complex, located on an underutilized section of the Center's parking lot identified as 900 Market Street. The project started construction January 31, 2008, and celebrated its grand opening on September 2, 2009. Jack London Gateway Associates ("JLG Assoc.") also worked diligently on re-tenanting the "grocery space", but after many tries they have decided to split the space into a smaller 13,000 sqft "grocery space" and an 11,000 sqft general retail space. The Agency agreed to allow the non-grocery use as long as the remaining space was held for a grocery use as required in the Disposition and Development Agreement. JLG Assoc, then leased the non-grocery space to Citi Trends, a value priced family apparel retailer with over 350 stores in twenty-two states.

The West Oakland Redevelopment plan was adopted on November 18, 2003. Activities to reduce blight with in the West Oakland Project Area in FY 2008-09 include: staffing the West Oakland Project Area Committee (WOPAC) and its three standing subcommittees, which advise the Agency Board on projects and

Square Footage Completed

Enter the amount of square footage completed this year by building type and segregated by new or rehabilitated construction.	New Construction	Rehabilitated
Commercial Buildings	315,719	1,453,749
Industrial Buildings		860
Public Buildings		
Other Buildings	1,427,170	193,949
Total Square Footage	1,742,889	1,648,558
Enter the Number of Jobs Created from the Activities of the Agency		
Types Completed		

A=Utilities B=Recreation C=Landscaping D=Sewer/ Storm E=Streets/ Roads

F=Bus/Transit

Redevelopment Agencies Financial Transactions Report

Achievement Information (Unaudited)

programs for implementation. The WOPAC also monitors new development in the Project Area and sponsors an annual picnic and newsletter as outreach activities. Specific activities include:

1. West Oakland Transit Village: The West Oakland Transit Village Action Plan (Transit Village Plan), a joint effort between the City of Oakland, the Oakland Housing Authority and BART, was completed in 2005. The Transit Village Plan provides a blueprint for public and private development at and around the West Oakland BART station. There are several projects associated with the Transit Village Plan which are in progress. They include residential, mixed use, commercial and ground floor retail space.

During 2008-09 Agency staff worked to get WOPAC recommendation and Agency Board approval to make an offer to purchase 1396 Fifth Street (the "Red Star" site) from the local developer and owner, "1396 Fifth Street, LLC." The owners did not accept the City's offer of \$2.81 million and it was instead sold to Global Premier Development who made a higher offer.

Staff also worked to get Agency Board approval to co-apply with local developer "Capital Stone Group" for the 2nd round of Prop 1C funding, located at 1357 Fifth Street.

- 2. Commercial Façade Improvement and Tenant Improvement Programs: The Agency approved additional funding of \$250,000 for the West Oakland Façade and Tenant Improvement Programs in December 2008. The programs offer matching grant funds for improvements and limited architectural assistance. Staff worked with 15 projects and completed 5 projects during FY 08-09.
- 3. Mandela Foods Cooperative: Mandela Foods is a new locally-owned and operated grocery store that will enhance the supply of fresh and healthy foods for West Oakland. The Agency Board approved an additional commitment of \$58,000 to help cover cost overruns incurred during the rehabilitation of this 7th Street grocery store. This amount was added to the existing \$200,000 tenant improvement matching grant awarded by the Agency in 2007. Staff has worked to obtain Agency Board approval for the grant and has worked with Mandela Foods to develop the project's scope of services and contract. Mandela Foods had its grand opening on June 6, 2009.

Redevelopment Agencies Financial Transactions Report

Achievement Information (Unaudited)

- 4. 7th Street Streetscape Project: Since 2000 the area around the West Oakland BART Station has been designated with the zoning "S-15 Transit-Oriented Development". The City has also developed a streetscape plan for 7th Street using an \$185,000 Environmental Justice grant from Caltrans. The streetscape project will restore the traditional role of 7th Street as a local commercial and cultural center for the West Oakland community, as well as strengthen its historical identity as a transportation hub through pedestrian, bicycle and transit improvements around the West Oakland BART Station Street commercial historic district. The 7th Street Streetscape Improvement Project goals are as follows:
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- Promote economic revitalization to encourage additional residential development.
- 5. Celebrate the history of blues and jazz in Oakland.
 Improvements include lane reconfiguration, traffic signal modifications, paving, sidewalk and curb and gutter work, street furniture and street lighting, construction of a gateway structure and pedestrian mall canopy, landscaping, public art, construction of new ADA ramps and pedestrian crossings.

The Project Area is on 7th Street, between Union and Peralta Streets and is intersected by Kirkham Street, Mandela Parkway, Cypress Street, Chester Street, Center Street and Henry Street from north and south. The Blues Walk of Fame will run through to Wood Street in the Historic Commercial section. The design has been completed and construction of Phase I is scheduled to begin in 2009. The section of 7th Street between Union Street and Peralta Street will be Phase I. The WOPAC approved an additional allocation of \$650, 000 in May of 2009 to complete construction of Phase 1 of the 7th Street Streetscape Project.

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Redevelopment Agencies Financial Transactions Report

Achievement Information (Unaudited)

program which trains at-risk West Oakland youth for careers in the construction industry. The Agency Board approved this grant on July 1, 2008. Staff is working on implementation of this grant.

6. NPI Neighborhood Project Initiative Program: The Agency approved an allocation of \$200,000 for the West Oakland Neighborhood Project Initiative in March 2008. The program offers capital grants of up to \$50,000 for small-scale neighborhood improvement projects within the Project Area. Staff has worked with the WOPAC during Spring 2008 to refine the program parameters and has issued a Request For Proposals, responses to which were due in September 2008.

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Redevelopment Agencies Financial Transactions Report

Achievement Information (Unaudited)

grant will fund office expansion, improvements to the retail entry and conditions in the delivery areas. Staff is working on implementation of this grant which is currently in the design phase.

- 10. Rebuilding Together Oakland: The WOPAC approved an allocation of \$50,000 for Rebuilding Together Oakland to renovate homes in the Project Area. Agency approval was granted on April 21st. This project has been completed.
- 11. Grid Alternatives: The WOPAC approved an allocation of \$48,000 for installation of solar panels on at least four homes. Agency approval was granted on June 2, 2009. Agency staff is working with Grid Alternatives, project developer, to implement project. Construction will begin approximately 4 6 months after the qualified homes have been identified.
- 12. Business Assistance Center: The WOPAC approved a contribution of \$54,000 for the build-out of the Business Assistance Center, the total cost which was \$569.716. Agency Board approval was granted in April 2009. The Business Assistance Center had has been open since July 2009 and its official grand opening is scheduled for October 14, 2009.

Activities to reduce blight with in the Central District Project Area in FY 2008-09 include:

- 1.,10K Housing: (develop housing for 10,000 new residents or approximately 6,000 new units since 1999). The Agency was directly involved in five projects and in a marketing campaign to encourage private development. As of April 2009, 4,057 units were completed, 535 units are in construction, 2,236 units have planning approvals and 3,928 units are in planning. These 10,756 units exceed the 10K goal of 6,000 units.
- a. Citywalk. (252 residential units and 3,000 square feet of retail) Request for Proposals (RFP) issued November 2003, Disposition and Development Agreement (DDA) approved July 2004, demolition began in January 2005 and construction started in March 2005. There have been substantial delays in construction. At

Redevelopment Agencies Financial Transactions Report

Achievement Information (Unaudited)

this time, a new developer has taken over the project with the intent to convert the project to rental housing. The new project completion date is December 31, 2011. b. Uptown Apartments. (665 residential units and 9,000 square feet of retail) Construction started in October of 2005 and the project was completed in December of 2008.

- c. Uptown Parcel 4. The City Council approved a DDA with Forest City for the development of a mid-rise residential project with 175 200 units, and 20,000 square feet of retail. Recently, the City Council authorized an amendment to the DDA to extend the date to purchase the Property by thirty-six (36) months until July 31, 2011.
- d. Fox Courts (80 units of affordable rental housing and 4,000 square feet of space dedicated to child care and children's art education programs). The Agency executed a DDA with Resources for Community Development. The project started construction on August 29, 2007, and was completed on June 30, 2009. The building is currently 100 percent leased.
- 2. Streetscape Improvements: In the summer of 2008, construction was completed on the "Revive Chinatown Pedestrian Improvements Project", which includes scramble traffic signals, bulb-outs, pedestrian countdown timers, and highvisibility crosswalks at four main intersections in Chinatown. The Broadway Streetscape Improvements Project, Phase II and III (12th to 20th Street), which includes the installation of basic pedestrian amenities such as benches, trash receptacles and new trees and tree grates, was completed in October of 2008. The Telegraph Phase I Streetscape Improvements Project (West-side of Telegraph from 18th - 20th Streets) and the Broadway/ West Grand Project (Broadway from 21st to West Grand Avenue) were completed in spring of 2009. The Old Oakland (Washington 7th to 9th Streets) Streetscape Improvement Project and the Latham-Telegraph Streetscape Project (Latham Square to 20th and Telegraph) are on hold pending implementation of the Basement Backfill and Repair Program (BBRP). The BBRP was developed to provide grants and loans to property owners for the required structural repair and backfill of basements under the sidewalks in the program's target areas (i.e. Old Oakland and Latham-Telegraph.) Lastly, the Agency has initiated the new Bay Area Rapid Transit (BART) 17th Street Gateway Project, which includes a redesign of BART's 17th Street entrance in order to improve the appearance and functionality of this BART entry point. This project will not start construction until the fall/winter of 2010.

Redevelopment Agencies Financial Transactions Report

Achievement Information (Unaudited)

- 3., Fox Theater: (2,100 seat theater and 10,000 square feet of commercial/restaurant space). The historic Fox Theater was rehabilitated to house the Oakland School for the Arts, a performance venue and associated restaurant space. Combining state funding, private grants, New Market and Historic Rehabilitation Tax Credits, the Agency authorized a loan of \$25,500,000 from Central District Tax Allocation Bond proceeds for the project. In September of 2006, the Agency transferred the building to a related entity to develop the project, Fox Oakland Theater, Inc. In July of 2008, the Agency loaned an additional \$7.45 million to the project, all of which is to be repaid from anticipated grant sources. Construction began in December of 2006 and was completed in December of 2008 with issuance of the temporary certificate of occupancy. The Oakland School for the Arts opened in January 2009 and Fox Theater opened in February 2009.
- 4. Downtown Façade Program: The program provides \$5,000 in design services and matching grants of up to \$50,000 for façade improvements. In FY 2008-2009, 76 façade projects completed or started construction (64 completed and 12 in construction.) These projects represent \$1,574,631 in grant money that was either paid or encumbered. The grant money is leveraging \$6,534,550 in total exterior improvements.
- 5. Downtown Tenant Improvement Program: The program provides up to \$99,000 in matching grants and \$5,000 of free design assistance to attract retail, restaurants, arts and entertainment uses to vacant storefronts in designated areas of the Downtown. In FY 2008-09, 50 Tenant Improvement projects were completed or under construction (41 completed, 9 under construction). These projects represent \$1,879,150 in grant money that was either paid or encumbered. This funds will help leverage \$13,396,460 in total interior improvements.
- 6. Key System Building: This project includes renovation of the historic Key System building and its integration into a new high-rise mixed-use office tower to be developed on an adjacent vacant site. The project is subject to the terms of an expanded Owner Participation Agreement with SKS Investments. The Agency will also sell an adjacent 145-space garage to the developer to ensure the financial feasibility of the project and to maximize the amount of ground-floor retail space that can be placed in the new building. The developer secured project planning

Redevelopment Agencies Financial Transactions Report

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approvals in July of 2008. Start of project construction has been delayed because of the developer's inability to sign up an anchor tenant and to secure construction financing as a result of the recession. The developer has requested a three-year extension to the project's start-of-construction dates and the close of escrow for the sale of the garage. It is now anticipated that project construction will start and that the Agency will sell the garage in June 2013.

- 7. City Center Site Preparation: This project includes four City Blocks, of which two have been transferred to private developers (Shorenstein and the Olson Companies) for the development of an office tower (555 12th Street), and a forsale residential project on T-10, which is located at 14th and Jefferson Street. A joint venture partnership between the Shorenstein Company and MetLife Insurance purchased the site known as T-12 located at 12th and Jefferson Street in December 2007. Excavation and hazardous materials remediation at the site in preparation for the construction of a 600,000 square foot office building were completed in November of 2008, but the developer subsequently stopped project construction because of a deteriorating labor market and the recession. The Shorenstein Company is in negotiations with the Agency to extend the project completion date from April 12, 2012 to April 12, 2015, with the option to extend by up to three additional years, if market conditions do not improve in the near term.
- 8. Public Parks and Facilities: The Agency provides funding for certain public parks and facilities in the Project Area to address deferred maintenance and needed capital improvements. During the reporting period, the Agency made available \$2 million to improve the following parks and public facilities:

Activities to reduce blight with in the Coliseum Project Area in FY 2008-09 include:

- A. Public expenditures to improve roadways, transit corridors intermodal transportation, associated infrastructure, and complete public facilities:
- i. Completed construction of the Coliseum Transit Hub streetscape and continued utility undergrounding along San Leandro Street
- ii. Completed construction of the Airport Gateway along Doolittle Drive and Airport Access Road
- iii. Designed Railroad Avenue Phase II street improvements
- iv. Continuing support for the Oakland Airport Connector project

Redevelopment Agencles Financial Transactions Report

Achievement Information (Unaudited)

- Supported and completed designs and environmental reviews for the Fruitvale Alive Streetscape Project (portions in the Coliseum Project Area) and the 66th Avenue Streetscape Project
- vi. Allocated funds to support the construction of the East Oakland Sports Complex vii. Continued construction of the 81st Avenue Branch of the Oakland Public Library
- B. Assistance with environmental assessments, clean-up, land assembly and screening to improve underutilized properties and incompatible uses:
- Completed infrastructure improvements for the third-phase of the Oakland Housing OHA Lion Creek Crossings Project enabling the construction of 370 units of mixed-income housing
- ii. Completed design and construction for the replacement park associated with the Lion Creek Crossings development
- iii. Provided continued support and funding acquisition for transit villages developments and associated infrastructure improvements at the Coliseum and Fruitvale BART station areas
- C. Targeted efforts to improve security in the project area and focused "tough on blight" reduction programs:
- Cited approximately 580 code violations via Tough on Blight Campaign in cooperation with Building Services Division
- ii. Installed security cameras to deter illegal dumping and graffiti
- iii. Contracted through Youth Employment Partnership workforce development to assist in graffiti abatement
- iv. Funded NET and 8L18 Police Department programs to promote public safety including commercial security patrols and Crime Prevention through Environmental design consultations for area businesses
- Initiated Community Cleanup Corps (CCC) with Department of Human Services using Goodwill Industries as the training coordinator to employ homeless individuals for blight abatement
- vi. Implemented graffiti abatement measures including murals and green walls
- D., Programs to stimulate investment in the neighborhoods as well as the commercial and industrial areas of the Coliseum Redevelopment Project Area: i., Façade Improvement Program

Redevelopment Agencies Financial Transactions Report

Achievement Information (Unaudited)

- ii. Tenant Improvement Program
- Rebuilding Together Oakland
- iii. Established Coliseum Green Works workforce and neighborhood project development program
- iv. Neighborhood Projects Initiative (NPI) provided funds for improvements to Officer William "Willie" Wilkins Memorial park, Sobrante Park, and Fruitvale Płaza/35th Ave park,
- v.,Infill Development Incentives Program
- vi. Coliseum Revolving Loan Program

Activities to reduce blight with in the Oak Center Project Area in FY 2008-09 include:

- Rehabilitation of the tennis courts, and construction of a skate park in deFremery Park. With the improvements, the badly cracked and deteriorated tennis courts have been returned to the community as a popular recreational asset.
- Funding has been allocated to paint the exterior, and rehabilitate the roof of the deFremery House, which is on the National Register of Historic Places, and serves as a community center for the neighborhood. The project is currently in the planning phase.

Activities to reduce blight with in the Stanford/Adeline Project Area in FY 2008-09 include:

 All Stanford-Adeline Project Area funding that is not being used to service debt is being used for the Low and Moderate Income Housing Program.

Activities to reduce blight within the Oak Knoll Project Area in FY 2008-09 include:

 SunCal performed vegetation management efforts to reduce blight and improve fire safety;

Redevelopment Agencies Financial Transactions Report

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- SunCal completed hazardous materials abatement work on more than 90 abandoned buildings within most of the site; and
- The Agency performed vegetation management work on its 5.45 acre parcel and is in the process of having the 18 abandoned and blighted housing units on its site abated and demolished.

Note: SunCal Oak Knoll, LLC filed for bankruptcy in November 2008 shortly after the Lehman Brothers bankruptcy filing. City and Agency staff are working with the trustee and his representatives to release funding to mitigate blight, maintain and secure the property until it is purchased.

Activities to reduce blight within the Oakland Base Reuse Project Area in FY 2008-09 include:

- 1. Master Development of 118-acre site: Through a Request for Proposals (RFP) process the Agency identified a master developer for the development of 118 acres within the Oakland Army Base Sub-District (OARB). The master developer had submitted a proposal to develop a modern logistics center, which would help improve the Port of Oakland's functioning, as well as R&D flex-office, Class A office, and project-serving retail. The proposed development is expected to maximize the job generating capacity of the OARB, and lead to quality jobs in key industries such as trade and logistics and green technology. The Agency is preparing to execute a 360-day Exclusive Negotiating Agreement with the master developer. The current schedule anticipates that the master developer will complete planning, entitlements, and CEQA certification by October 2010. Site preparation would begin in early 2011. Construction would be phased, with the first buildings set to open in 2012.
- 2. North Gateway Area Development: The Agency entered into negotiations with two recycling firms to relocate out of West Oakland onto 16.5 acres of the North Gateway Area of the Oakland Army Base Sub-District. The relocation would enable the recyclers to consolidate their operations and free up land in West Oakland for uses more compatible with the residential neighborhoods.
- 3. Central Gateway Area Development: The Agency prepared a grading and fill plan for the Central Gateway Area of the Oakland Army Base Sub-District. The plan is the basis for a current RFP for contractors to bid for placement of

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approximately 140,000 cubic yards of engineered fill and demolition of three vacant and dilapidated buildings in the Central Gateway. The fill will prepare the site for future development.

- 4. Wood Street Zoning District: The Agency worked with four developers to facilitate the development of approximately 1,300 units of housing (including affordable housing) on a 29-acre site. One project, Pacific Cannery Lofts, a 163 unit condominium project; was completed in 2008. Two projects, Zephyr Gate, a 130 unit condominium project; and Ironhorse at Central Station, a 99 unit affordable housing project, are nearing completion. Zephyr Gate is expected to complete construction by the end of 2009 and Ironhorse by March 2010. HFH Ltd completed soil remediation of its parcel and leased the property to PG&E short term. PG&E is using the property as a base of operations for making upgrades in the area.
- 5. 16th Street Train Station: The Agency authorized a \$400,000 predevelopment toan to analyze the feasibility of renovating the historic 16th Street Train Station and developing three parcels attached to the Train Station. The developer has performed initial studies of the site conditions and will be analyzing the financial feasibility of uses such as an event center, vocational training facility, offices, and a museum for the Train Station and attached properties. The completed study is due December 2009.
- 6. Maritime/Industrial Development: The Agency negotiated a lease disposition and development agreement with a developer to build a 15-acre maritime-related truck depot that will include truck parking, trailer storage, administrative offices and services, a fueling station, maintenance facilities and scales, and food services. The development of this site within the East Gateway Area of the Oakland Army Base Sub-District will also result in the deconstruction of approximately 421,000 square feet of blighted and mostly abandoned warehouses. The Agency prepared an Initial Study for the truck depot, and expects to have an Addendum to the 2006 Supplemental Environmental Impact Report certified by the end of 2009.
- 7. Infrastructure Planning: The Army Base will require extensive infrastructure improvements estimated at roughly \$113,000,000 that will include soil surcharging, utility upgrades, enhancement of existing streets, major traffic mitigations, and construction of new roads. The Agency prepared a Sanitary Sewer Assessment in conjunction with a preliminary infrastructure improvement plan to position the site for funding opportunities as they become available.

Rédevelopment Agencies Financial Transactions Report

Achievement Information (Unaudited)

Activities to reduce blight with in the Broadway/Macarthur/San Pablo Project Area in FY 2008-09 include:

- 1. MacArthur Transit Village: The Redevelopment Agency is working jointly with BART and the MacArthur BART Citizens Planning Committee to develop a transit village at the MacArthur BART Station on the BART surface parking lot. The project will offer a mix of high-density residential units (both market-rate and below-market rate), neighborhood serving retail, and community space. The Agency selected a development team, MacArthur Transit Community Partners, LLC., in April 2004 for this project and executed an Exclusive Negotiating Agreement with the development team and BART in November 2004. In FY 2008-09, the Redevelopment Agency negotiated and approved an Owner Participation Agreement with the Development team outlining the redevelopment financial contribution to the deal.
- 2. MLK Transit Oriented Development: The Redevelopment Agency is working with the MacArthur BART Citizens Planning Committee to develop transit oriented development projects on the west side of the MacArthur BART Station. The Agency owned a property in this area, located at 3860 Martin Luther King, Jr. Way. The Agency entered into a Disposition and Development Agreement with a developer, Cotter and Coyle, LLC, to purchase the Agency-owned property in January 2006 for a 74-unit for-sale housing development project that includes development of an adjacent site. The project received its planning entitlements in September 2006 and construction was completed on the first 30-unit phase in March 2009. The second phase of the project is fully entitled but construction is currently on hold given the current housing market conditions.
- 3. Commercial Façade and Tenant Improvement Programs: The Redevelopment Agency established a Commercial Façade Improvement program and a Tenant Improvement program in the project area. The Façade Improvement Program and Tenant Improvement Program offer matching grants depending on the square footage of the retail space. In addition, both programs also offer free architectural assistance up to \$5,000 to participating property owners and businesses. The program boundaries include Telegraph Avenue, San Pablo Avenue, Broadway, and West MacArthur Boulevard. To date, 26 façade improvement projects have been completed, and 12 are in the design/construction bidding phase. In addition 3 Tenant Improvement projects have been completed and 5 are currently in the design/construction bidding phase.
- 4. 40th Street Pedestrian Improvements: The Redevelopment Agency received a

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grant from the Cahrans Environmental Justice Program to create a plan to improve in July 2005 through the Regional Bicycle and Pedestrian Program. In addition, to 2003 and was awarded a federal capital grant to construct a portion of the project edevelopment funds to this project out of the total project budget of \$2.8 million. construction started on the project in January 2008 and was completed in July station. The Agency completed the schematic designs for the project in March sedestrian access to the MacArthur BART Station from the west side of the the grant lunds, the Redevelopment Agency contributed \$770,000 of

iwards. Funded projects include median tandscaping upgrades on 40th Street and 5. Neighborhood Project Initiative Program: The Redevelopment Agency adopted a Neighborhood Project Initiative program in the Broadway/MacArthur/San Pablo he program has funded 20 projects within the project area over 3 rounds of grant small-scale neighborhood improvement projects within the project area. To date Nest ManArthur Boulevard, tacility upgrades at Mosswood Park and the Golden Sate Recreation Center, murals, flowering street planters, street furnishings and wea in February 2006. The program offers capital grants of up to \$75,000 for

completed the construction documents, bid and awarded the construction contract. 6. San Pablo Pedestrian Streetlights Project: In 2007, the Redevelopment Agency able Avenue within the Project Area boundaries. During FY 2008-09, the Agency began design work for the installation of 70 new pedestrian street lights on San Construction began on the project in July 2009. new street trees.

7. Rebuilding Together Dakland: The Redevelopment Agency provided a \$50,000 entirely through volumeer labor. This is the second year the Agency has provided grant to Rebuilding Together Caktand in April 2009 to rehabilitate 5 homes within he project area owned by tow-income sentor citizens. The repairs were done yrant funds to this organization.

contion of the redevelopment area. Work on the Specific plan began in FY 2008-09 ousing opportunities for the reuse of key properties in the Broadway Auto Row contributed tunds for the preparation of a Specific Plan to analyze retail and 8. Broadway/Valdez Specific Plan: In 2008, the Redevelopment Agency and is projected to be completed in June 2010.

Activities to reduce blight within the CCE Project Area in FY 2008-09 included implementation of a Tenam Improvement Program, Façade Improvement

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Program, Homeownership Rehabilitation Program, Streetscapes Improvement & Community Facilities Improvement Program, an Opportunity Sites Program, and the Historic Preservation Program. The following provides more detailed information on the programs:

- 1. Commercial Façade Improvement Program: The Redevelopment Agency has established a Commercial Façade Improvement program in the project area. The program offers matching grants of up to \$30,000 for eligible façade improvements. In addition, the program also offers free architectural assistance of up to \$5,000 to participating property owners and businesses. The program is available to commercial businesses and property owners along the major commercial corridors in the CCE Redevelopment Area. In FY 2008-09 6 FIP projects were completed with a total of \$138,130 expended for these projects.
- 2. Tenant Improvement Program (TIP): The purpose of the program is to assist property owners and potential tenants in occupying vacant retail spaces in neighborhood commercial areas. The TIP helps to eliminate blighted property by providing financial assistance for improvements to the interior retail space of vacant storefronts. The program offers matching grants on a dollar-for-dollar basis up to \$45,000 for tenant improvements. In addition, the program offers up to \$5,000 for design services per property in the CCE Project Area. In FY 2008-09 4 TIP projects were completed with a total of \$165,000 expended for these projects.
- 3. Homeownership Rehabilitation Program (HRP): The program provides loan funds of up to \$75,000 for exterior work on homes owned and occupied by low to moderate income households in the CCE Redevelopment Area, and a grant of up to \$5,000 for design services per property owner. It is designed to enhance the curb appeal of individual homes, as well as the neighborhoods where the homes are located. The HRP works in coordination with the City's existing city-wide housing rehabilitation programs. There are 9 HRP projects that have been completed for a total amount of \$540,143 in FY 2008-09.
- 4. "Streetscapes Improvement Program (SIP): The SIP is targeted to 8 areas in the CCE Project Area. In FY 2008-09 design and engineering work was completed in 5 of the targeted areas. The following is a description for each of the areas. In FY 2008-09 staff issued a bond for the implementation of the streetscape program. These bonds, issued as taxable and tax-exempt bonds, will be used to assist in the funding of public and private projects. The amount provided for tax-exempt bonds is \$14.1 million which is targeted to fund the design and construction of streetscape projects. More details regarding the progression

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of the various projects is presented below:

a. MacArthur Boulevard (73rdAvenue to San Leandro border): The above-ground streetscape improvements are being done in conjunction with utility undergrounding. Participants in this effort include Pacific Gas & Electric, AT&T, and Comcast, which will each install their own facilities for their respective services. The streetscape component will include corner bulb-outs, sidewalk expansions, new street trees and tree wells, lighting, and street resurfacing and striping. This project has been split into the three areas listed below. The underground work began in December of 2005.

Central City East funds of \$300,000 were expended to assist with the underground work along MacArthur Boulevard. The underground work is expected to be completed by December 2009. The above ground streetscape work is expected to be completed by 2009/2010. The streetscape work will be implemented in the following three areas:

Phase 1 / Node 1: 73rd Avenue to 76th Avenue Phase 2 / Node 2: 89th Avenue to 90th Avenue Phase 3 / Node 3: 106th Avenue to Durant

- b. 23rd Avenue between East 12th Street and Foothill Boulevard: The 95 percent design and engineering documents are complete. A final report, which presents the history and background information about the 23rd Avenue project, was completed in November 2006. The prime firm on the project was PGA design with HQE Civil Engineering, CHS Traffic and Electrical engineering, Mack 5 cost estimators, and PLS Surveys for the surveying. CEDA's design and engineering staff has taken this project from the 35 percent to 100 percent construction documents. Bidding for the construction is expected to be in the Fall of 2009. The project is projected to be completed in September of 2010.
- c. Foothill/Fruitvale between 29th Avenue and High Street with emphasis between 29th and 38th Avenues: The firm of Design, Community & Environment, in collaboration with VSCE, was selected to lead the project planning and design phase. 35 percent design documents and cost estimates for this streetscape project have been completed. To date, four community workshops have been conducted to gather input on the design plan. Following the last review by the City, a report will be distributed outlining the final recommendations. The design work for the next phase of this project is currently underway.
- d. Foothill/Seminary: This project covers areas on Foothill Boulevard from Mason

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Street to 60th Avenue, and on Seminary Avenue from Bancroft Avenue to Kingsley Circle. The design and engineering documents for the project were completed by Bottomley, Design and Planning in February of 2006. CCE staff is working with CEDA Design and Construction Services to advance conceptual designs to 35 percent design development drawings.

- e. 14th Avenue: This project will provide streetscape improvements on 14th Avenue in the Eastlake/ International Boulevard area, which includes 14th Avenue from East 8th Street to East 19th Street. The firm of Bottomley, Design and Planning has been selected as the consultant to work on the design. To date, all four community and technical advisory committee meetings have been conducted. Phase one plans and costs estimates have been modified according to the budget and input gathered by the design team. Bottomley Design & Planning is now finalizing the 35 percent construction documents for the best alternative.
- f. 5th Avenue: This project area presents unusually complex and interrelated planning, engineering, and design challenges because of the railroad tracks and Interstate 880, and the planned Oak-to-Ninth development. These issues require preliminary planning and analysis before streetscape designs can be developed. CCE staff will work with the Public Works Agency and the Planning Department staff on a study to determine how to increase the area's pedestrian safety and waterfront access, and current and potential future zoning regulations. Ongoing development and infrastructure projects continue to impact the project's design timetable.
- g. East 18th Street: These streetscape improvements are located in the Parkway Theater District on the east side of Lake Merritt. The CCE staff worked with the Measure DD staff on the initial design to link improvements to the East 18th Street area to the Lake Merritt and Athol Park areas. Conceptual design plans have been completed for the East 18th Street area between Lake Merritt and Park Boulevard. Early project design work started in FY 2005-06. CEDA's engineering and design staff will develop the next phase of the design and construction documents to take the project to 65 percent and 100 percent construction documents. The project is projected to be completed in Fall of 2010.

 h. Melrose/Bancroft now known as Foothill/High/Melrose (FHM): This project is
- located in two separate nodes. The first node is located on Foothill Boulevard from High Street to 45th Avenue and on High Street from Bancroft Avenue to Ygnacio Avenue. The second node is located on Foothill Boulevard from Congress Avenue to Cole Street, on Bancroft Avenue from Fairfax to Cole Street, and on Fairfax Avenue from Foothill Boulevard to Bancroft Avenue. The firm Design, Community

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- & Environment was selected to lead the project planning and design phase. A final design was selected and the 35 percent design documents and Master Plan were completed in April 2009.
- 5. Community Facilities Improvement Program: The Community Facilities Program focuses on the need for new or improved community facilities such as parks, community centers, libraries, open space and cultural facilities. Such facilities can be provided in conjunction with public schools to enrich the educational experience. These projects are intended to encourage further investment in the neighborhoods and make them more desirable places to visit and live. In FY 2008-2009, CCE contributed \$10 million in bond funds for the demolition, expansion, and construction of a new 9,000 to 10,000 square foot fire station, Fire Station No. 18. CCE funds of \$800,000 were provided for the exterior renovation of Fremont pool. This exterior renovation will have a positive impact on the surrounding area, CCE funds of \$350,000 were used to conduct a feasibility study for the Eastmont Branch Library and provide facility and utility improvements to Elmhurst Branch Library and Melrose Branch Library, CCE funds of \$250,000 and \$750,000 respectively were used to repave the existing basketball court. replace tot lot surfacing and replace limited play equipment at Cesar Chavez Park and develop a conceptual park improvement plan for Josie de la Cruz Park. 6. The Opportunity Sites Program: In 2008-09 CEDA staff further developed and worked on the CCE Opportunity Sites Program. The purpose of this program is to address the reuse and development of blighted and underutilized properties in the CCE Project Area. CEDA staff and the Project Area Committee identified the properties that are now targeted by this program. In FY 2008-09, taxable bonds proceeds of approximately \$7 million were used for land acquisition and site infrastructure improvements to stimulate in-fill development throughout the CCE Project Area, Six properties were acquired. Bond proceeds will provide an incentive to encourage private development including property acquisition, retail recruitment, and direct development assistance. The vision for these sites is to develop mixed-use housing or commercial projects that support existing commercial nodes and neighborhoods in the CCE Project Area. Land acquisition would take place in response to property owner, developer or Agency initiated efforts to assemble property needed for the expansion of existing uses or for the creation of sites capable of development for new uses. CEDA staff is now working with multiple property owners to address the development of their sites.
- 7. Historic Preservation Program: Portions of the CCE Project Area that include significant historic buildings can be made into viable retail, commercial, or

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residential properties through various Agency-sponsored efforts and Agency assistance. This program will both preserve important resources and eliminate the hazardous conditions in which people live and work by addressing issues such as seismic safety. Furthermore, the preservation of historic buildings provides reuse of valuable properties that may be underutilized or vacant, and preserves the character of an area. In FY 2008-09 CCE funds of \$100,000 were used for the Mills Act, a mitigation measure required for the CCE Redevelopment Plan. This preservation incentive allows a reduction of property tax assessments for historic properties in exchange for a contract to preserve the property. Additionally, CCE funded \$25,000 to pay for the development of an educational program and mon-historic properties.

8. The Redevelopment Mural Project: Authorization of this one-year agreement with artists is allowing the Agency to implement blight reduction services in the Coliseum and Central City East project areas by working with property owners and at-risk youth to create murals in order to reduce the amount of graffiti in the neighborhoods. Under this contract, the Agency will pay \$78,000 to cover any artist outreach, training, materials and supplies related to the project. In FY 2008-09 one project was completed.

The West Oakland Redevelopment plan was adopted on November 18, 2003. Activities to reduce blight with in the West Oakland Project Area in FY 2008-09 include: staffing the West Oakland Project Area Committee (WOPAC) and its three standing subcommittees, which advise the Agency Board on projects and programs for implementation. The WOPAC also monitors new development in the Project Area and sponsors an annual picnic and newsletter as outreach activities. Specific activities include:

1. West Oakland Transit Village: The West Oakland Transit Village Action Plan (Transit Village Plan), a joint effort between the City of Oakland, the Oakland Housing Authority and BART, was completed in 2005. The Transit Village Plan provides a blueprint for public and private development at and around the West Oakland BART station. There are several projects associated with the Transit Village Plan which are in progress. They include residential, mixed use, commercial and ground floor retail space.

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During 2008-09 Agency staff worked to get WOPAC recommendation and Agency Board approval to make an offer to purchase 1396 Fifth Street (the "Red Star" site) from the local developer and owner, "1396 Fifth Street, LLC." The owners did not accept the City's offer of \$2.81 million and it was instead sold to Global Premier Development who made a higher offer.

Staff also worked to get Agency Board approval to co-apply with local developer "Capital Stone Group" for the 2nd round of Prop 1C funding, located at 1357 Fifth Street.

- 2. Commercial Façade Improvement and Tenant Improvement Programs: The Agency approved additional funding of \$250,000 for the West Oakland Façade and Tenant Improvement Programs in December 2008. The programs offer matching grant funds for improvements and limited architectural assistance. Staff worked with 15 projects and completed 5 projects during FY 08-09.
- 3. Mandela Foods Cooperative: Mandela Foods is a new locally-owned and operated grocery store that will enhance the supply of fresh and healthy foods for West Oakland. The Agency Board approved an additional commitment of \$58,000 to help cover cost overruns incurred during the rehabilitation of this 7th Street grocery store. This amount was added to the existing \$200,000 tenant improvement matching grant awarded by the Agency in 2007. Staff has worked to obtain Agency Board approval for the grant and has worked with Mandela Foods to develop the project's scope of services and contract. Mandela Foods had its grand opening on June 6, 2009.
- 4. 7th Street Streetscape Project: Since 2000 the area around the West Oakland BART Station has been designated with the zoning "S-15 Transit-Oriented Development". The City has also developed a streetscape plan for 7th Street using an \$185,000 Environmental Justice grant from Caltrans. The streetscape project will restore the traditional role of 7th Street as a local commercial and cultural center for the West Oakland community, as well as strengthen its historical identity as a transportation hub through pedestrian, bicycle and transit improvements around the West Oakland BART Station Street commercial historic district. The 7th Street Streetscape Improvement Project goals are as follows:
- Bring an overall improvement to the vehicular and non-motorized circulation, and enhance streetscapes within the Project Area.

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- Provide safe pedestrian, bicycle and vehicular access and amenities while connecting neighborhoods to the main BART entry and the 7th Street commercial corridor.
- Enhance the appearance of 7th Street and the area around West Oakland BART Station and provide incentives for residents of Oakland to access the West Oakland BART station by foot, bicycle and local transit.
- Promote economic revitalization to encourage additional residential development.
- 5. Celebrate the history of blues and jazz in Oakland.
 Improvements include lane reconfiguration, traffic signal modifications, paving, sidewalk and curb and gutter work, street furniture and street lighting, construction of a gateway structure and pedestrian mall canopy, landscaping, public art, construction of new ADA ramps and pedestrian crossings.

The Project Area is on 7th Street, between Union and Peralta Streets and is intersected by Kirkham Street, Mandela Parkway, Cypress Street, Chester Street, Center Street and Henry Street from north and south. The Blues Walk of Fame will run through to Wood Street in the Historic Commercial section. The design has been completed and construction of Phase I is scheduled to begin in 2009. The section of 7th Street between Union Street and Peralta Street will be Phase I. The WOPAC approved an additional allocation of \$650, 000 in May of 2009 to complete construction of Phase 1 of the 7th Street Streetscape Project.

- 5. Alliance for West Oakland Development Job Training Program: The West Oakland Project Area Committee approved a grant of \$100,000 to the Alliance for West Oakland Development on April 11, 2007. The grant is for their job training program which trains at-risk West Oakland youth for careers in the construction industry. The Agency Board approved this grant on July 1, 2008. Staff is working on implementation of this grant.
- 6. NPI Neighborhood Project Initiative Program: The Agency approved an allocation of \$200,000 for the West Oakland Neighborhood Project Initiative in March 2008. The program offers capital grants of up to \$50,000 for small-scale neighborhood improvement projects within the Project Area. Staff has worked with the WOPAC during Spring 2008 to refine the program parameters and has issued a Request For Proposals, responses to which were due in September 2008.

Staff worked with WOPAC to select the 7 projects to be funded through the NPI

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Program. The Agency Board approved the selected projects in April 2009. Staff is working on implementing 6 of these 7 projects: 2 security cameras; a dog park at Grove Shafter Park; landscaping of the West MacArthur median; seismic retrofitting of Black New World Community Center; and facility upgrades for City Slicker Farms. The seventh project was determined to be ineligible.

- 7. Fitzgerald Community Farm: This project consists of improving two adjacent blighted pocket parks for use as a community garden. The WOPAC approved an allocation of \$100,000 in August, 2007, for a project that will combine the parks and develop a community garden at the site. Agency Board approval was granted on March 31, 2009. The project is managed by the Office of Parks and Recreation. Staff worked with OPR and the CitySlicker Farms, the project developer, during FY2008-09 to implement the project.
- 8. Brown Sugar Kitchen Tenant Improvement Grant: The WOPAC approved an allocation of \$75,000 for tenant and façade improvements for Brown Sugar Kitchen, a new restaurant located at 2534 Mandela Parkway in May 2008. Agency Board approval was granted on July 1, 2008. The improvements include new lighting, opening windows in the façade, new outdoor seating and interior improvements. Staff is working on implementation of this grant which is currently in the design phase.
- 9. PS Print Tenant Improvement Grant: The WOPAC approved an allocation of \$75,000 for tenant and façade improvements for PS Print, located at 2861 Mandela Parkway. Agency Board approval was granted on October 21, 2008. The grant will fund office expansion, improvements to the retail entry and conditions in the delivery areas. Staff is working on implementation of this grant which is currently in the design phase.
- 10. Rebuilding Together Oakland: The WOPAC approved an allocation of \$50,000 for Rebuilding Together Oakland to renovate homes in the Project Area. Agency approval was granted on April 21st. This project has been completed.
- 11. Grid Alternatives: The WOPAC approved an allocation of \$48,000 for installation of solar panels on at least four homes. Agency approval was granted on June 2, 2009. Agency staff is working with Grid Alternatives, project developer, to implement project. Construction will begin approximately 4 6 months after the

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qualified homes have been identified.

12. Business Assistance Center: The WOPAC approved a contribution of \$54,000 for the build-out of the Business Assistance Center, the total cost which was \$569.716. Agency Board approval was granted in April 2009. The Business Assistance Center had has been open since July 2009 and its official grand opening is scheduled for October 14, 2009.

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009					
Project Area Name	Acorn Project A	Area	,		——————————————————————————————————————	
		Tax Increment Pa	ss Through Detail	•	Other P	ayments
Amounts Paid To Taxing Agencies Pursuant To:	H & S Code Section 33401	H & S Code Section 33676	H & S Code Section 33607	Total	H & S Code Section 33445	H & S Code Section 33445.5
County				\$0		
Cities			<u> </u>	\$0	Market Taylor	
School Districts				\$0		
Community College District				\$0		
Special Districts				\$0	Salar Salar	. Gagler, Stadiosophia
Total Paid to Taxing Agencies	\$0	\$0	\$0	. \$0	\$0	\$0
Net Amount to Agency			TOTAL CONTRACTOR TOTAL	\$1,286,000	j	
Gross Tax Increment Generated				1,286,00	D]	

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Fiscal Year	2009]				
Project Area Name	Broadway/Mac	Arthur				
		Tax Increment Pa	ss Through Detail	<u> </u>	Other P	ayments
Amounts Paid To Taxing Agencies Pursuant To:	H & S Code Section 33401	H & S Code Section 33676	H & S Code Section 33607	Total	H & S Code Section 33445	H & S Code Section 33445.5
County			270,000	\$270,000		i dadiningstration
Cities			497,000	\$497,000	i de la companya di salah di s	Para distribution
School Districts			231,000	\$231,000]	
Community College District			32,000	\$32,000		
Special Districts			168,000	\$168,000		
Total Paid to Taxing Agencies	\$0	\$0	\$1,198,000	\$1,198,000	\$0	\$0
Net Amount to Agency				\$4,715,000	_	
Gross Tax Increment Generated	ary adjust the			5,913,000	0	

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Fiscal Year	2009]				
Project Area Name	Central City Ea	st				
		Tax Increment Pa	ss Through Detail	•	Other F	ayments
Amounts Paid To Taxing Agencies Pursuant To:	H & S Code Section 33401	H & S Code Section 33676	H & S Code Section 33607	Total	H & S Code Section 33445	H & S Code Section 33445.5
County			1,366,000	\$1,366,000	egalwas jakus adalah	
Cities			1,862,000	\$1,862,000		
School Districts			664,000	\$664,000		
Community College District			94,000	\$94,000		
Special Districts			707,000	\$707,000	and the company	
Total Paid to Taxing Agencies	\$0	\$0	\$4,693,000	\$4,693,000	\$0	\$0
Net Amount to Agency		. Marine Marine Marine (1984)	non-Space and the	\$18,505,000]	
Gross Tax Increment Generated			er Et aus unsamment et E. en	23,198,000)	

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Fiscal Year	2009		•			
Project Area Name	Central District	Project Area				
		Tax Increment Pa	ss Through Detail		Other P	'ayments
Amounts Paid To Taxing Agencies Pursuant To:	H & S Code Section 33401	H & S Code Section 33676	H & S Code Section 33607	Total	H & S Code Section 33445	H & S Code Section 33445.5
County			1,157,000	\$1,157,000		
Cities			1,818,000	\$1,818,000		
School Districts			836,000	\$836,000		
Community College District			118,000	\$118,000		
Special Districts			609,000	\$609,000		o o a conseign
Total Paid to Taxing Agencies	\$0	\$0	\$4,538,000	\$4,538,000	\$0	\$0
Net Amount to Agency	Note that the second			\$47,239,000	<u></u>	
Gross Tax Increment Generated		And Section of the Se		51,777,000	0	

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Fiscal Year	2009					
Project Area Name	Coliseum Proje	ct Area			·	
		Tax Increment Pa	ss Through Detail		Other P	ayments
Amounts Paid To Taxing Agencies Pursuant To:	H & S Code Section 33401	H & S Code Section 33676	H & S Code Section 33607	Total	H & S Code Section 33445	H & S Code Section 33445.5
County .			1,559,000	\$1,559,000		
Cíties			2,037,000	\$2,037,000		
School Districts			1,541,000	\$1,541,000		
Community College District			215,000	\$215,000		
Special Districts			1,293,000	\$1,293,000		
Total Paid to Taxing Agencies	\$0	\$0	\$6,645,000	\$6,645,000	\$0	\$0
Net Amount to Agency			The Green and The Control	\$26,734,000	J	
Gross Tax Increment Generated	SIL RUBBE			33,379,000	<u> </u>	

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Fiscal Year	2009			•		
Project Area Name	Oak Center Pro	ject Area	······································			
		Tax Increment Pas	ss Through Detail		Other P	ayments
Amounts Paid To Taxing Agencies Pursuant To:	H & S Code Section 33401	H & S Code Section 33676	H & S Code Section 33607	Total	H & S Code Section 33445	H & S Code Section 33445.5
County				\$0		
Cities				\$0	医圆锥 医黄素	
School Districts				\$0		
Community College District				\$0		
Special Districts				\$0		
Total Paid to Taxing Agencies	\$0	\$0	\$0	\$0	\$0	\$0
Net Amount to Agency		T THE RESERVE OF THE SEC		\$0		
Gross Tax Increment Generated	可以可以的时间					-

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Fiscal Year	2009					
Project Area Name	Oak Knoll					
		Tax Increment Pas	ss Through Detail		Other P	ayments
Amounts Paid To Taxing Agencies Pursuant To:	H & S Code Section 33401	H & S Code Section 33676	H & S Code Section 33607	Total	H & S Code Section 33445	H & S Code Section 33445.5
County			60,000	\$60,000		
Cities			134,000	\$134,000	Minica Inc	
School Districts			140,000	\$140,000		
Community College District			20,000	\$20,000		
Special Districts			46,000	\$46,000	engara	
Total Paid to Taxing Agencies	\$0	\$0	\$400,000	\$400,000	\$0	\$0
Net Amount to Agency		ACCIDENTS		\$1,602,000	J	
Gross Tax Increment Generated				2,002,000		

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Fiscal Year	2009					
Project Area Name	Oakland Army	Base				
	L	Tax Increment Pa	ss Through Detail	٠.	Other P	ayments
Amounts Paid To Taxing Agencies Pursuant To:	H & S Code Section 33401	H & S Code Section 33676	H & S Code Section 33607	Total	H & S Code Section 33445	H & S Code Section 33445.5
County			214,000	\$214,000		. Kilkentoner
Cities	-		514,000	\$514,000		
School Districts			165,000	\$165,000		
Community College District			23,000	\$23,000		
Special Districts			147,000	\$147,000		
Total Paid to Taxing Agencies	\$0	\$0	\$1,063,000	\$1,063,000	\$0	\$0
Net Amount to Agency			3.4.4	\$4,159,000]	
Gross Tax Increment Generated				5,222,000		

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Fiscal Year	2009					
Project Area Name	Other Project A	reas				
		Tax Increment Pa	ss Through Detail		Other P	ayments
Amounts Paid To Taxing Agencies Pursuant To:	H & S Code Section 33401	H & S Code Section 33676	H & S Code Section 33607	Total	H & S Code Section 33445	H & S Code Section 33445.5
County		<u> </u>		\$0	The same of the grant of the same of	The state of the s
Cities				\$0		
School Districts				\$0		
Community College District				\$0		
Special Districts				\$0	and the second of a	والمراجعة والمتعارض والمتع
Total Paid to Taxing Agencies	\$0	\$0	\$0	\$0	\$0	\$0
Net Amount to Agency				\$171,000	J	
Gross Tax Increment Generated				171,000	D .	

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Fiscal Year	2009	_			-	
Project Area Name	West Oakland					
		Tax Increment Pas	ss Through Detail		Other P	ayments
Amounts Paid To Taxing Agencies Pursuant To:	H & S Code Section 33401	H & S Code Section 33676	H & S Code Section 33607	Total	H & S Code Section 33445	H & S Code Section 33445.5
County			452,000	\$452,000	nga pakang pakang a	
Cities			581,000	\$581,000		long to a state of
School Districts			386,000	\$386,000		
Community College District			55,000	\$55,000		
Special Districts			257,000	\$257,000		
Total Paid to Taxing Agencies	\$0	\$0	\$1,731,000	\$1,731,000	\$0	\$0
Net Amount to Agency				\$6,857,000		
Gross Tax Increment Generated			dunasi sees se	8,588,000		•

Redevelopment Agencies Financial Transactions Report

Fiscal Year 2009	Project Area Name	Acorn Project Area	
Please Provide a Brief Description of			
the Activities for this Project Area During the Reporting Year.	Forwarded from Prior Year ?	•	Yes
_	Enter Code for Type of Project Ar	ea Report	Р
Activity Report	P = Standard Project Area I	Report A = Administrativ	re Fund
	L = Low and Moderate Inco O = Other Miscellaneous Fu		evenue Bond Program urvey) Project Area
	Does the Plan Include Tax Increm	nent Provisions?	Yes
	Date Project Area was Establishe	d (MM-DD-YY)	11/30/61
`	Most Recent Date Project Area w	as Amended	12/21/04
	Did this Amendment Add New Te	rritory?	Yes
	Most Recent Date Project Area w	as Merged	
-	Will this Project Area be Carried I	Forward to Next Year?	Yes
	Established Time Limit:	·	
-	Repayment of Indebtedness (1	'ear Only)	2022
	Effectiveness of Plan (Year On	ly)	2012
-	New Indebtedness (Year Only)		2004
er de de la companya	Size of Project Area in Acres		196
	Percentage of Land Vacant at the Health and Safety Code Section	•	
	Percentage of Land Developed at Health and Safety Code Section	•	100.0
	Objectives of the Project Area as (Enter the Appropriate Code(s)	Set Forth in the Project Area Plan in Sequence as Shown)	RICP
	R = Residential I = Indust	rial C = Commercial P = Public O =	= Other

Redevelopment Agencles Financial Transactions Report

iscal Year 2009	Project Area Name Broad	dway/MacArthur
Please Provide a Brief Description of he Activities for this Project Area During the Reporting Year. Activity Report	Forwarded from Prior Year? Enter Code for Type of Project Area Report P = Standard Project Area Report L = Low and Moderate Income Housing O = Other Miscellaneous Funds or Prog Does the Plan Include Tax Increment Provision Date Project Area was Established (MM-L Most Recent Date Project Area was Amended Did this Amendment Add New Territory? Most Recent Date Project Area was Merged Will this Project Area be Carried Forward to N Established Time Limit: Repayment of Indebtedness (Year Only)	A = Administrative Fund G Fund M = Mortgage Revenue Bond Program grams S = Proposed (Survey) Project Area ons? DD-YY) 7/25/00 dd Next Year? Yes 2045
чение на пределение на пре	Effectiveness of Plan (Year Only)	2030
	New Indebtedness (Year Only) Size of Project Area in Acres Percentage of Land Vacant at the Inception of Health and Safety Code Section 33320.1	
	Percentage of Land Developed at the Inception Health and Safety Code Section 33320.1	on of the Project Area
	Objectives of the Project Area as Set Forth in (Enter the Appropriate Code(s) in Sequence	

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report Project Area Report Fiscal Year Project Area Name Central City East 2009 Please Provide a Brief Description of the Activities for this Project Area Forwarded from Prior Year? During the Reporting Year. Enter Code for Type of Project Area Report Activity Report P = Standard Project Area Report A = Administrative Fund L = Low and Moderate Income Housing Fund M = Mortgage Revenue Bond Program O = Other Miscellaneous Funds or Programs S = Proposed (Survey) Project Area Does the Plan Include Tax Increment Provisions? Yes Date Project Area was Established (MM-DD-YY) 7/29/03 Most Recent Date Project Area was Amended 6/20/06 Did this Amendment Add New Territory? No Most Recent Date Project Area was Merged Yes Will this Project Area be Carried Forward to Next Year? Established Time Limit: Repayment of Indebtedness (Year Only) 2048 2033 Effectiveness of Plan (Year Only) New Indebtedness (Year Only) 2023 Size of Project Area in Acres 3,339 Percentage of Land Vacant at the Inception of the Project Area Health and Safety Code Section 33320.1 (xx.x%) Percentage of Land Developed at the Inception of the Project Area Health and Safety Code Section 33320.1 (xx.x%) Objectives of the Project Area as Set Forth in the Project Area Plan RCPO (Enter the Appropriate Code(s) in Sequence as Shown)

R = Residential I = Industrial C = Commercial P = Public O = Other

Redevelopment Agencies Financial Transactions Report

iscal Year	2009	Project Area Name	Central District Project	Area		
	Brief Description of	rangeria. F				
the Activities for this Project Area During the Reporting Year.		Forwarded from Prior Year ?	Forwarded from Prior Year ?			
,		Enter Code for Type of Project A	Enter Code for Type of Project Area Report			
Activit	v Report,	P = Standard Project Area	Report A = Adminis	trative Fund		
·		L = Low and Moderate Inco	3	ge Revenue Bond Program ed (Survey) Project Area		
		Does the Plan Include Tax Incre	ment Provisions?	Yes		
		Date Project Area was Establish	ed (MM-DD-YY)	6/12/69		
		Most Recent Date Project Area v	was Amended	6/20/06		
		Did this Amendment Add New T	erritory?	No		
		Most Recent Date Project Area	was Merged			
		Will this Project Area be Carried	Forward to Next Year?	Yes		
	٠	Established Time Limit :	•			
	÷	Repayment of Indebtedness	(Year Only)	2022		
		Effectiveness of Plan (Year O.	nly)	2012		
		New indebtedness (Year Only	<i>'</i>)	2004		
		Size of Project Area in Acres		800		
		Percentage of Land Vacant at th Health and Safety Code Secti	•			
		Percentage of Land Developed a Health and Safety Code Section	at the Inception of the Project Area ion 33320.1 (xx.x%)	100.0		
		Objectives of the Project Area as (Enter the Appropriate Code(s	s Set Forth in the Project Area Plan s) in Sequence as Shown)	RCP		
		R = Residential I = Indus	strial C = Commercial P = Public	O = Other		

Redevelopment Agencies Financial Transactions Report

Fiscal Year 2009	Project Area Name	Coliseum Pro	oject Area	
Please Provide a Brief Description of	•			
the Activities for this Project Area	Forwarded from Prior Year ?			3
During the Reporting Year.	Enter Code for Type of Project	Area Report		BEEFE CO. C. LA. CO.
Activity Report	P = Standard Project Area	,	A = Administrative Fi	and
PACTORY, MEDOT	L = Low and Moderate Inc	,	M = Mortgage Reven	
	O = Other Miscellaneous	•	S = Proposed (Surve	
	Does the Plan Include Tax Incre	J		Ye
	Date Project Area was Establish			6/23/9
	Most Recent Date Project Area	,		11/5/0
	Did this Amendment Add New 1			N ₁
	Most Recent Date Project Area			7/29/9
	Will this Project Area be Carried	d Forward to Next Year?	,	Ye
	Established Time Limit :			
	Repayment of Indebtedness	(Year Only)		204
	Effectiveness of Plan (Year C	Only)		202
	New Indebtedness (Year Onl	y)		201
	Size of Project Area in Acres			6,785
	Percentage of Land Vacant at t	he Inception of the Proje	ect Area	13.
	Health and Safety Code Sec	tion 33320.1 (xx.x%)		
1	Percentage of Land Developed	at the Inception of the P	roject Area	87.0
**	Health and Safety Code Sect	tion 33320.1 (xx.x%)		
	Objectives of the Project Area a	•		RICE
- Annual Property Control of the Con	(Enter the Appropriate Code(s) in Sequence as Show	vn)	
	R = Residential I = Indu	strial C = Commercial	P = Public O = Oti	her

Redevelopment Agencles Financial Transactions Report

Fiscal Year 2009	Project Area Name	ak Center Project Area	
Please Provide a Brief Description of			
ne Activities for this Project Area During the Reporting Year.	Forwarded from Prior Year ?		in the second
army the responding real,	Enter Code for Type of Project Area Rep	ort	F
Àctivitÿ Řebort	P = Standard Project Area Report	A = Administrative Fu	ind
	L = Low and Moderate Income Hou	ısing Fund M = Mortgage Reven	ue Bond Program
	O = Other Miscellaneous Funds or	Programs S = Proposed (Surve	y) Project Area
	Does the Plan Include Tax Increment Pro	ovisions?	Yes
1	Date Project Area was Established (#	MM-DD-YY)	11/30/65
	Most Recent Date Project Area was Ame	ended	12/21/04
	Did this Amendment Add New Territory?		No
	Most Recent Date Project Area was Merg	ged	
	Will this Project Area be Carried Forward	to Next Year?	Yes
	Established Time Limit :		
	Repayment of Indebtedness (Year On	ly)	2016
	Effectiveness of Plan (Year Only)		2009
	New Indebtedness (Year Only)		2004
	Size of Project Area in Acres		203
1	Percentage of Land Vacant at the Incepti	ion of the Project Area	2.0
1	Health and Safety Code Section 33326	0.1 (xx.x%)	
	Percentage of Land Developed at the Inc	eption of the Project Area	98.0
į.	Health and Safety Code Section 3332	0.1. (xx.x%)	
1	Objectives of the Project Area as Set For	th in the Project Area Plan	RICP
1	(Enter the Appropriate Code(s) in Seq	uence as Shown)	
J. J	R = Residential I = Industrial C	= Commercial P = Public "O = Otl	her

Redevelopment Agencies Financial Transactions Report

Fiscal Year 2009	Project Area Name	Oak Knoll		
Please Provide a Brief Description of				
he Activities for this Project Area During the Reporting Year.	Forwarded from Prior Year ?			Yes
	Enter Code for Type of Project Are	a Report		F
Activity Report	P = Standard Project Area R	eport	A = Administrative Fu	ınd
	L = Low and Moderate Incom	e Housing Fund	M = Mortgage Reven	ue Bond Program
1	O = Other Miscellaneous Fur	nds or Programs	S = Proposed (Surve	y) Project Area
	Does the Plan Include Tax Increme	ent Provisions?		Yes
	Date Project Area was Established	(MM-DD-YY)		7/14/98
	Most Recent Date Project Area wa	s Amended	•	12/21/04
<i>-</i>	Did this Amendment Add New Terr	itory?		No
	Most Recent Date Project Area wa	s Merged		
	Will this Project Area be Carried Fo	orward to Next Year	r? .	Ye
	Established Time Limit :			
	Repayment of Indebtedness (Ye	ear Only)		204
1	Effectiveness of Plan (Year Only)		2029
	New Indebtedness (Year Only)		_	2018
	Size of Project Area in Acres			183
	Percentage of Land Vacant at the I	Inception of the Pro	ect Area	
	Health and Safety Code Section	33320.1 (xx.x%)		
	Percentage of Land Developed at t	he Inception of the	Project Area	
1	Health and Safety Code Section	33320.1 (xx.x%)		
	Objectives of the Project Area as S	et Forth in the Proj	iect Area Plan	IC
	(Enter the Appropriate Code(s) i	n Sequence as Sho	own)	
	R = Residential I = Industria	al C = Commercia	al P = Public O = Otl	ner

Redevelopment Agencies Financial Transactions Report

Fiscal Year 2009	Project Area Name	Oakland Army	Base	
Please Provide a Brief Description of the Activities for this Project Area During the Reporting Year.	Forwarded from Prior Year ?		(1) (注: (1) (1) (1) (1) (1) (1) (1) (1) (1) (1)	Yes
	Enter Code for Type of Project A	Area Report		Р
Activity Report	P = Standard Project Area	Report A	= Administrative Fund	
	L = Low and Moderate Inc O = Other Miscellaneous F	v	1 = Mortgage Revenue Bond Program= Proposed (Survey) Project Area	n
	Does the Plan Include Tax Incre	ment Provisions?		Yes
	Date Project Area was Establish	ed (MM-DD-YY)	7,	1/00
	Most Recent Date Project Area	was Amended	3,	7/06
	Did this Amendment Add New T	erritory?		No
	Most Recent Date Project Area	was Merged		
	Will this Project Area be Carried	Forward to Next Year?		Yes
	Established Time Limit :			
	Repayment of Indebtedness	(Year Only)		2046
,	Effectiveness of Plan (Year O	nly)		2031
	New Indebtedness (Year Only)	,	2020
	Size of Project Area in Acres		1	200
	Percentage of Land Vacant at the Health and Safety Code Section	•	Area	
	Percentage of Land Developed a Health and Safety Code Section		ect Area	
	Objectives of the Project Area as (Enter the Appropriate Code(s			IC
	R = Residential I = Indus			

Redevelopment Agencies Financial Transactions Report

Fiscal Year 2009	Project Area Name	Other Project Areas	
Please Provide a Brief Description of	•		 ,
he Activities for this Project Area During the Reporting Year.	Forwarded from Prior Year ?		<u>Yes</u>
	Enter Code for Type of Project A	rea Report	P
Activity Report	P = Standard Project Area	Report A = Administr	rative Fund
	L = Low and Moderate Inco	ome Housing Fund M = Mortgage	e Revenue Bond Program
	O = Other Miscellaneous F	Funds or Programs S = Proposed	d (Survey) Project Area
	Does the Plan Include Tax Incre	ment Provisions?	Yes
	Date Project Area was Establish	ed (MM-DD-YY)	4/10/73
	Most Recent Date Project Area v	was Amended	12/21/04
]	Did this Amendment Add New T	erritory?	No
	Most Recent Date Project Area	was Merged	
	Will this Project Area be Carried	Forward to Next Year?	Yes
	Established Time Limit :		
	Repayment of Indebtedness	Year Only)	2023
	Effectiveness of Plan (Year O	nly)	2013
	New Indebtedness (Year Only)	2004
	Size of Project Area in Acres		17
	Percentage of Land Vacant at th	•	
1	Health and Safety Code Secti	, ,	
	Percentage of Land Developed a Health and Safety Code Secti	at the Inception of the Project Area on 33320.1 (xx.x%)	100.0
	Objectives of the Project Area as (Enter the Appropriate Code(s	s Set Forth in the Project Area Plan	RICP
		,	O = Other

Redevelopment Agencies Financial Transactions Report

Project Area Name West Oakland	
Forwarded from Prior Year ? Enter Code for Type of Project Area Report P = Standard Project Area Report A = Administrative Fund	Yes
P = Standard Project Area Report A = Administrative Fund L = Low and Moderate Income Housing Fund M = Mortgage Revenue Bor O = Other Miscellaneous Funds or Programs S = Proposed (Survey) Proj	•
Does the Plan Include Tax Increment Provisions?	Ye
Date Project Area was Established (MM-DD-YY)	11/18/0
Most Recent Date Project Area was Amended	
Did this Amendment Add New Territory?	
Most Recent Date Project Area was Merged	
Will this Project Area be Carried Forward to Next Year?	Ye
Established Time Limit :	
Repayment of Indebtedness (Year Only)	204
Effectiveness of Plan (Year Only)	203
New Indebtedness (Year Only)	202
Size of Project Area in Acres	1,565
Percentage of Land Vacant at the Inception of the Project Area Health and Safety Code Section 33320.1 (xx.x%)	10.
Percentage of Land Developed at the Inception of the Project Area Health and Safety Code Section 33320.1 (xx.x%)	89.5
Objectives of the Project Area as Set Forth in the Project Area Plan (Enter the Appropriate Code(s) in Sequence as Shown)	RCC
Health and Safety Code Section 33320.1 (xx.x%) Objectives of the Project Area as Set Forth in the Project Area Plan	

<u>.</u>	4 1 4 4 4	Redeve	lopmer	nt Agency Of Th	e City Of Oakland		
Par je jelebilja		Redevelopm	ent Ag	encles Financia	I Transactions Rep	oort sale and sale a	
	And the second s			General Informati	on <u> </u>	·	The second of th
Fiscal Year	2009						
Members of		20 19th, 20th	Middle	Agency Officials	Last Name	First Name Middle	Phone
	Last Name		Initial			- Initial	
Chairpersor		Ronald		Executive Director	Lindheim	Dan	(510) 238-3301
Member	Brooks	Desley		Fiscal Officer	Yew, Jr	Joseph T.	(510) 238-6325
Member	Quan	Jean		Secretary :	Simmons	LaTonda	(510) 238-3611
Member	Kerninghan	Patricia			Report Prepared By	Independent Auditor	į
Member	Kaplan	Rebecca		Firm Name		William, Adley & Com	pany, LLP
Member	De La Fuente	Ignacio		Last	Solitei	Griffin	
Member	Nadel	Nancy		First	Osborn	Robert	
Member	Reid	Larry		Middle Initial	K	H	
Member	Brunner	Jane		Street	150 Frank H. Ogawa Plaza	1330 Broadway, Ste.	1825
Member				City	Oakland	Oakland	
	-	J - L	!	·*	CA	' <u>L</u>	
Mailing Add	ress	. *1.5		State	94612-	CA 94612-	
Stront 1		•	 1	Phone			\neg
Street 2							-
City C	Oakland State CA	Zip 94612	•				
Phone (510) 238-3909	s Address Change	ed?				

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Redevelopment Agencies Financial Transactions Report 🎉

Audit Information Fiscal Year 2009 If compliance opinion includes exceptions, No Was the Report Prepared from Audited Financial Data, state the areas of non-compliance, and and Did You Submit a Copy of the Audit? describe the agency's efforts to correct. Indicate Financial Audit Opinion Unqualified If Financial Audit is not yet Completed, What is the **Expected Completion Date?** If the Audit Opinion was Other than Unqualified, State Briefly the Reason Given Was a Compliance Audit Performed in Accordance with No Health and Safety Code Section 33080.1 and the State Controller's Guidelines for Compliance Audits, and Did You Submit a Copy of the Audit? Indicate Compliance Audit Opinion Unqualified

If Compliance Audit is not yet Completed, What is the

Expected Completion Date?

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report

Fiscal Year 2009	
Project Area Name	Acom Project Area
Tax Allocation Bond Debt	
Revenue Bonds	
Other Long Term Debt	
City/County Debt	512,177
Low and Moderate Income Housing Fund	4,833,900
Other	1,495,173
Total	\$6,841,250
Available Revenues	2,928,971
Net Tax Increment Requirements	\$3,912,279

Redevelopment Agencies Financial Transactions Report

Fiscal Year 2009	~
Project Area Name	Broadway/MacArthur
Tax Allocation Bond Debt	32,074,921
Revenue Bonds	
Other Long Term Debt	
City/County Debt	4,188,657
Low and Moderate Income Housing Fund	97,802,139
Other ·	113,958,646
Total	\$248,024,363
Available Revenues	7,682,089
Net Tax Increment Requirements	\$240,342,274

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report

Fiscal Year 2009,	and the second of the second o
Project Area Name	Central City East
Tax Allocation Bond Debt	142,359,060
Revenue Bonds	
Other Long Term Debt	
City/County Debt	23,021,533
Low and Moderate Income Housing Fund	777,983,306
Other	1,025,098,457
Total	\$1,968,462,356
Available Revenues	32,765,009
Net Tax Increment Requirements	\$1,935,697,347

Redevelopment Agencies Financial Transactions Report

Fiscal Year 2009	
Project Area Name	Central District Project Area
Tax Allocation Bond Debt	328,588,491
Revenue Bonds	
Other Long Term Debt	
City/County Debt	56,972,946
Low and Moderate Income Housing Fund	222,802,568
Other	112,644,466
Total	\$721,008,471
Available Revenues	19,253,148
Net Tax Increment Requirements	\$701,755,323

Redevelopment Agencies Financial Transactions Report

· · · · · · · · · · · · · · · · · · ·	
Fiscal Year 2009	
Project Area Name	Coliseum Project Area
Tax Allocation Bond Debt	190,237,469
Revenue Bonds	
Other Long Term Debt	
City/County Debt	16,942,922
Low and Moderate Income Housing Fund	520,490,330
Other	772,456,382
Total	\$1,500,127,103
Available Revenues	36,471,870
Net Tax Increment Requirements	\$1,463,655,233

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009	
Project Area Name		Oak Genter Project Area
Tax Allocation Bond Debt		
Revenue Bonds		
Other Long Term Debt	•	
City/County Debt		
Low and Moderate Income	Housing Fund	
Other		
Total		\$0
Available Revenues		
Net Tax Increment Requ	uirements	\$0

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009	
Project Area Name		Oak Knoll
Tax Allocation Bond Debt		
Revenue Bonds		
Other Long Term Debt		
City/County Debt		692,366
Low and Moderate Income	e Housing Fund	100,519,129
Other		140,054,155
Total		\$241,265,650
Available Revenues		486,205
Net Tax Increment Rec	quirements	\$240,779,445

Redevelopment Agencies Financial Transactions Report

Oakland Army Base
3,525,722
203,266,586
273,541,554
\$480,333,862
9,902,808
\$470,431,054

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009		
Project Area Name		Other Project Areas	
Tax Allocation Bond Debt			
Revenue Bonds			
Other Long Term Debt	•		
City/County Debt		206,781	
Low and Moderate Income	Housing Fund	1,057,457	
Other		29,858	
Total		\$1,294,096	
Available Revenues		253,005	
Net Tax Increment Rec	quirements	\$1,041,091	

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report

Fiscal Year 2009	
Project Area Name	West Oakland
Tax Allocation Bond Debt	
Revenue Bonds	
Other Long Term Debt	
City/County Debt	4,328,512
Low and Moderate Income Housing Fund	204,203,952
Other	244,617,044
Total	\$453,149,508
Available Revenues	10,585,716
Net Tax Increment Requirements	\$442,563,792

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report **Agency Long-Term Debt Fiscal Year** 2009 Oak Center Project Area **Project Area Name** Forward from Prior Year Yes **Bond Type** City/County Debt Year of Authorization 1965 Principal Amount Authorized 15,947,153 Principal Amount Issued 15,947,153 Purpose of Issue Operations Maturity Date Beginning Year 1965 Maturity Date Ending Year 2015 \$13,554,090 Principal Amount Unmatured Beginning of Fiscal Year Adjustment Made During Year Adjustment Explanation Interest Added to Principal Principal Amount Issued During Fiscal Year 299,314 Principal Amount Matured During Fiscal Year Principal Amount Defeased During Fiscal Year Principal Amount Unmatured End of Fiscal Year \$13,853,404 Principal Amount In Default Interest In Default **Bond Types Allowed:** Tax Allocation Bonds; Revenue Bonds; Certificates of Participation; Tax Allocation Notes; Financing Authority Bonds; City/County Debt; US; State;

Tax Allocation Bonds; Revenue Bonds; Certificates of Participation; Tax Allocation Notes; Financing Authority Bonds; City/County Debt; US; State; Loans; Lease Obligations; Notes; Deferred Pass-Throughs; Deferred Compensation; Other

Redevelopment Agencies Financial Transactions Report

Agency Long-Term Debt			
Fiscal Year	2009		
Project Area Name	Central District Project Ar	rea	
Forward from Prior Year	·	Canada Cara Cara Cara Cara Cara Cara Cara C	
		Yes	
Bond Type		City/County Debt	
Year of Authorization		2002	
Principal Amount Authorized		26,197,559	
Principal Amount Issued		26,197,559	
Purpose of Issue	•	Recorded as Due to Primary Government	
Maturity Date Beginning Year		2002	
Maturity Date Ending Year		2019	
Principal Amount Unmatu	red Beginning of Fiscal Year	\$16,532,287	
Adjustment Made During Year			
Adjustment Explanation] ·
Interest Added to Principal			4
Principal Amount Issued Durin	ng Fiscal Year		
Principal Amount Matured Dur	ing Fiscal Year	16,532,287	
Principal Amount Defeased Du	uring Fiscal Year		
Principal Amount Unmatu	red End of Fiscal Year	\$0	
Principal Amount In Default			
Interest In Default			
Interest In Default			

Bond Types Allowed:

Tax Allocation Bonds; Revenue Bonds; Certificates of Participation; Tax Allocation Notes; Financing Authority Bonds; City/County Debt; US; State; Loans; Lease Obligations; Notes; Deferred Pass-Throughs; Deferred Compensation; Other

Redevelopment Agencies Financial Transactions Report

		Agency Long-T	erm Debt		
Fiscal Year	2009				
Project Area Name	Other Project A	reas			
Forward from Prior Year			Yes		
Bond Type			City/County Debt		ヿ ,
Year of Authorization			2002		
Principal Amount Authorized			1,658,729	·	
Principal Amount Issued			1,658,729		
Purpose of Issue			Recorded as Due to	Primary Government	
Maturity Date Beginning Year			2002	_	
Maturity Date Ending Year			2023		
Principal Amount Unmatured I	Beginning of Fiscal \	Year	\$188,151		
Adjustment Made During Year					
Adjustment Explanation	=			-	
Interest Added to Principal					•
Principal Amount Issued During Fis	scal Year				
Principal Amount Matured During F	iscal Year		53,400		
Principal Amount Defeased During	Fiscal Year				
Principal Amount Unmatured	End of Fiscal Year		\$134,751		
Principal Amount In Default					
Interest In Default					

Bond Types Allowed:

Redevelopment Agencies Financial Transactions Report

Agency Long-Term Debt

Fiscal Year	2009	-
Project Area Name	West Oakland	
Forward from Prior Year		Yes
Bond Type	•	City/County Debt
Year of Authorization	,	2004
Principal Amount Authorized		200,000
Principal Amount Issued		200,000
Purpose of Issue		Recorded as Due to Primary Government
Maturity Date Beginning Year		2004
Maturity Date Ending Year		2024
Principal Amount Unmatured	Beginning of Fiscal Year	\$174,100
Adjustment Made During Year		
Adjustment Explanation		
Interest Added to Principal		
Principal Amount Issued During F	iscal Year	
Principal Amount Matured During	Fiscal Year	8,205
Principal Amount Defeased Durin	g Fiscal Year	
Principal Amount Unmatured	End of Fiscal Year	\$165,895
Principal Amount In Default		
Interest In Default		

Bond Types Allowed:

Redevelopment Agencies Financial Transactions Report

		Agency Long-Term Debt
Fiscal Year	2009	
Project Area Name	Central District	t Project Area
Forward from Prior Year		Yes
Bond Type		Other
Year of Authorization		1969
Principal Amount Authorized		600,000
Principal Amount Issued		600,000
Purpose of Issue		Restoration
Maturity Date Beginning Year		1998
Maturity Date Ending Year		2011
Principal Amount Unmatured	Beginning of Fiscal	Year \$220,000
Adjustment Made During Year		· ·
Adjustment Explanation		
Interest Added to Principal		
Principal Amount Issued During F	iscal Year	
Principal Amount Matured During	Fiscal Year	50,000
Principal Amount Defeased During	g Fiscal Year	
Principal Amount Unmatured	End of Fiscal Year	\$170,000
Principal Amount In Default		
Interest In Default		

Bond Types Allowed:

Redevelopment Agencies Financial Transactions Report

Agency Long-Term Debt

Fiscal Year	2009	·	
Project Area Name	Other Project Areas		
•	- · · ·		
Forward from Prior Year		Yes. Life and the second	
Bond Type		. Revenue Bonds	
Year of Authorization	•	2000	
Principal Amount Authorized		39,395,000	
Principal Amount Issued		39,395,000	
Purpose of Issue		Improve Housing Supply	
Maturity Date Beginning Year	•	2005	
Maturity Date Ending Year		2016	
Principal Amount Unmatured	Beginning of Fiscal Year	\$6,205,000	
Adjustment Made During Year			
Adjustment Explanation			
Interest Added to Principal			
Principal Amount Issued During Fi	iscal Year		
Principal Amount Matured During	Fiscal Year	1,915,000	
Principal Amount Defeased During	g Fiscal Year		
Principal Amount Unmatured	End of Fiscal Year	\$4,290,000	
Principal Amount In Default			
Interest In Default			

Bond Types Allowed:

Tax Allocation Bonds; Revenue Bonds; Certificates of Participation; Tax Allocation Notes; Financing Authority Bonds; City/County Debt; US; State; Loans; Lease Obligations; Notes; Deferred Pass-Throughs; Deferred Compensation; Other

11/9/09

	Αç	ency Long-Term Debt	
Fiscal Year	2009		
Project Area Name	Other Project Areas		
Forward from Prior Year		Yes Jakani in the state of the	
Bond Type		Revenue Bonds	
Year of Authorization		2006	
Principal Amount Authorized		82,645,000	
Principal Amount Issued		82,645,000	
Purpose of Issue		Improve Housing Supply	
Maturity Date Beginning Year		2006	
Maturity Date Ending Year		2023	
Principal Amount Unmatu	red Beginning of Fiscal Year	\$81,065,000	
Adjustment Made During Year			
Adjustment Explanation			
Interest Added to Principal			
Principal Amount Issued Durin	ig Fiscal Year		
Principal Amount Matured Dur	ing Fiscal Year	475,000	
Principal Amount Defeased Du	uring Fiscal Year		
Principal Amount Unmatu	red End of Fiscal Year	\$80,590,000	
Principal Amount In Default			
Interest In Default			

Bond Types Allowed:

Tax Allocation Bonds; Revenue Bonds; Certificates of Participation; Tax Allocation Notes; Financing Authority Bonds; City/County Debt; US;State; Loans; Lease Obligations; Notes; Deferred Pass-Throughs; Deferred Compensation; Other

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Redevelopment Agencies Financial Transactions Report

	Agen	cy Long-Term Debt	
Fiscal Year	2009		
Project Area Name	Other Project Areas		
Forward from Prior Year		Yes	
Bond Type		Revenue Bonds	
Year of Authorization	,	2006	
Principal Amount Authorized		2,195,000	
Principal Amount Issued		2,195,000	
Purpose of Issue		Improve Housing Supply and Refund Bonds	
Maturity Date Beginning Year		2006	
Maturity Date Ending Year		2018	
Principal Amount Unmatur	red Beginning of Fiscal Year	\$2,195,000	
Adjustment Made During Year			
Adjustment Explanation			
Interest Added to Principal			
Principal Amount Issued Durin	g Fiscal Year		
Principal Amount Matured Duri	ing Fiscal Year	0	
Principal Amount Defeased Du	uring Fiscal Year		
Principal Amount Unmatu	red End of Fiscal Year	\$2,195,000	
Principal Amount In Default			
Interest In Default			

Bond Types Allowed:

Redevelopment Agencies Financial Transactions Report

Agency Long-Term Debt

	Agency Lu	ilg-Term Debt	
Fiscal Year	2009		
Project Area Name	Central District Project Are	a	
Forward from Prior Year		Yes in the same of	
Bond Type		Tax Allocation Bonds	
Year of Authorization		1992	
Principal Amount Authorized		97,655,000	
Principal Amount Issued		97,655,000	
Purpose of Issue		Refunding	
Maturity Date Beginning Year		1995	
Maturity Date Ending Year		2014	
Principal Amount Unmatur	ed Beginning of Fiscal Year	\$35,910,000	
Adjustment Made During Year			
Adjustment Explanation >			
Interest Added to Principal			
Principal Amount Issued During	g Fiscal Year	;	
Principal Amount Matured Duris	ng Fiscal Year	6,190,000	
Principal Amount Defeased Dur	ring Fiscal Year		
Principal Amount Unmatur	ed End of Fiscal Year	\$29,720,000	
Principal Amount In Default			
Interest in Default			
Rond Types Allowed:		**************************************	

Bond Types Allowed:

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report **Agency Long-Term Debt Fiscal Year** 2009 **Project Area Name** Central District Project Area Forward from Prior Year Yes. Tax Allocation Bonds Bond Type 2003 Year of Authorization Principal Amount Authorized 120,605,000 120,605,000 Principal Amount Issued Purpose of Issue Refunding Bonds Maturity Date Beginning Year 2003 Maturity Date Ending Year 2019 \$104,020,000 Principal Amount Unmatured Beginning of Fiscal Year Adjustment Made During Year Adjustment Explanation Interest Added to Principal Principal Amount Issued During Fiscal Year Principal Amount Matured During Fiscal Year 3,185,000 Principal Amount Defeased During Fiscal Year Principal Amount Unmatured End of Fiscal Year \$100,835,000 Principal Amount In Default

Bond Types Allowed:

Interest In Default

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report Agency Long-Term Debt Fiscal Year 2009 **Central District Project Area Project Area Name** Forward from Prior Year Yes Bond Type Tax Allocation Bonds Year of Authorization 2005 Principal Amount Authorized 44,360,000 Principal Amount Issued 44,360,000 Purpose of Issue Refunding 2005 Maturity Date Beginning Year 2022 Maturity Date Ending Year Principal Amount Unmatured Beginning of Fiscal Year \$44,360,000 Adjustment Made During Year Adjustment Explanation Interest Added to Principal Principal Amount Issued During Fiscal Year Principal Amount Matured During Fiscal Year 12,390,000 Principal Amount Defeased During Fiscal Year \$31,970,000 Principal Amount Unmatured End of Fiscal Year Principal Amount In Default Interest In Default

Bond Types Allowed:

Redevelopment Agencies Financial Transactions Report

	Agency	Long-Term Debt	
Fiscal Year	2009		
Project Area Name	Central City East		
Forward from Prior Year		Yes a land (white)	
Bond Type		Tax Allocation Bonds	
Year of Authorization		2006	
Principal Amount Authorized		13,780,000	
Principal Amount Issued		13,780,000	
Purpose of Issue		Finance of Redevelopment Activities	
Maturity Date Beginning Year		2034	
Maturity Date Ending Year		2036	
Principal Amount Unmatur	red Beginning of Fiscal Year	\$13,780,000	
Adjustment Made During Year			
Adjustment Explanation			
Interest Added to Principal			
Principal Amount Issued During	g Fiscal Year		
Principal Amount Matured Duri	ng Fiscal Year	0	
Principal Amount Defeased Du	ring Fiscal Year		
Principal Amount Unmatur	red End of Fiscal Year	\$13,780,000	
Principal Amount In Default			
Interest In Default			

Bond Types Allowed:

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report Agency Long-Term Debt Fiscal Year 2009 Coliseum Project Area **Project Area Name** Forward from Prior Year Yes Bond Type Tax Allocation Bonds 2006 Year of Authorization Principal Amount Authorized 73,820,000 Principal Amount Issued 73,820,000 Purpose of Issue Finance of Redevelopment Activities Maturity Date Beginning Year 2007 2035 Maturity Date Ending Year \$72,280,000 Principal Amount Unmatured Beginning of Fiscal Year Adjustment Made During Year Adjustment Explanation Interest Added to Principal Principal Amount Issued During Fiscal Year Principal Amount Matured During Fiscal Year 1,120,000 Principal Amount Defeased During Fiscal Year Principal Amount Unmatured End of Fiscal Year \$71,160,000 Principal Amount In Default Interest In Default

Bond Types Allowed:

Tax Allocation Bonds; Revenue Bonds; Certificates of Participation; Tax Allocation Notes; Financing Authority Bonds; City/County Debt; US; State; Loans; Lease Obligations; Notes; Deferred Pass-Throughs; Deferred Compensation; Other

11/9/09 Agency Long-Term Debt

Redevelopment Agencies Financial Transactions Report

Agency Long-Term Debt

Fiscal Year	2009		
Project Area Name	Broadway/MacArthur		
·			
Forward from Prior Year		Yes	
Bond Type	•	Tax Allocation Bonds	
Year of Authorization	•	2006	
Principal Amount Authorized		4,945,000	
Principal Amount Issued		4,945,000	
Purpose of Issue		Finance Redevelopment Activities	
Maturity Date Beginning Year		2033	
Maturity Date Ending Year		2037	
Principal Amount Unmatured	Beginning of Fiscal Year	\$4,945,000	
Adjustment Made During Year			
Adjustment Explanation			
Interest Added to Principal	• •		
Principal Amount Issued During F	Fiscal Year		
Principal Amount Matured During	Fiscal Year	0	
Principal Amount Defeased During	g Fiscal Year		
Principal Amount Unmatured	l End of Fiscal Year	\$4,945,000	
Principal Amount In Default			
Interest in Default			

Bond Types Allowed

Redevelopment Agencies Financial Transactions Report

	Agency L	ong-Term Debt	
Fiscal Year	2009		
Project Area Name	Broadway/MacArthur		
Forward from Prior Year		Yes	
Bond Type		Tax Allocation Bonds	
Year of Authorization		2006	
Principal Amount Authorized		12,325,000	
Principal Amount Issued		12,325,000	
Purpose of Issue		Funding for Redevelopment Activities	
Maturity Date Beginning Year		2007	
Maturity Date Ending Year		2033	
Principal Amount Unmatured	Beginning of Fiscal Year	\$11,985,000	
Adjustment Made During Year			
Adjustment Explanation			
Interest Added to Principal			
Principal Amount Issued During F	iscal Year		
Principal Amount Matured During	Fiscal Year	255,000	
Principal Amount Defeased Durin	g Fiscal Year		
Principal Amount Unmatured	l End of Fiscal Year	\$11,730,000	
Principal Amount In Default			
Interest In Default			

Bond Types Allowed:

Redevelopment Agencies Financial Transactions Report

Agency Long-Term Debt

Fiscal Year	2009	
Project Area Name	Central City East	
Forward from Prior Year		Yes was a line of the second o
Bond Type		Tax Allocation Bonds
Year of Authorization		2006
Principal Amount Authorized		62,520,000
Principal Amount Issued		62,520,000
Purpose of Issue		Funding for Redevelopment Activities
Maturity Date Beginning Year		2007
Maturity Date Ending Year		2034
Principal Amount Unmatured	Beginning of Fiscal Year	\$61,010,000
Adjustment Made During Year		
Adjustment Explanation		•
Interest Added to Principal		,
Principal Amount Issued During Fi	iscal Year	
Principal Amount Matured During	Fiscal Year	1,125,000
Principal Amount Defeased During	g Fiscal Year	
Principal Amount Unmatured	End of Fiscal Year	\$59,885,000
Principal Amount In Default		
Interest in Default	•	

Bond Types Allowed:

•	Agency	Long-Term Debt	
Fiscal Year	2009		
Project Area Name	Coliseum Project Area		
Forward from Prior Year		Yes	
Bond Type		Tax Allocation Bonds	
Year of Authorization		2006	
Principal Amount Authorized		28,770,000	
Principal Amount Issued		28,770,000	
Purpose of Issue		Funding for Redevelopment Activities	
Maturity Date Beginning Year		2007	
Maturity Date Ending Year		2036	
Principal Amount Unmature	d Beginning of Fiscal Year	\$28,220,000	
Adjustment Made During Year			
Adjustment Explanation			
Interest Added to Principal			
Principal Amount Issued During	Fiscal Year		
Principal Amount Matured During	g Fiscal Year	455,000	
Principal Amount Defeased Durin	ng Fiscal Year		
Principal Amount Unmature	d End of Fiscal Year	\$27,765,000	
Principal Amount In Default			
Interest In Default			

Bond Types Allowed:

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report Agency Long-Term Debt **Fiscal Year** 2009 **Project Area Name** Central District Project Area Forward from Prior Year Yes Bond Type Tax Allocation Bonds 2006 Year of Authorization 33,135,000 Principal Amount Authorized Principal Amount Issued 33,135,000 Purpose of Issue Refunding Maturity Date Beginning Year 2007 Maturity Date Ending Year 2022 Principal Amount Unmatured Beginning of Fiscal Year \$30,435,000 Adjustment Made During Year Adjustment Explanation Interest Added to Principal Principal Amount Issued During Fiscal Year Principal Amount Matured During Fiscal Year 2,460,000 Principal Amount Defeased During Fiscal Year Principal Amount Unmatured End of Fiscal Year \$27,975,000

Bond Types Allowed:

Interest In Default

Principal Amount In Default

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report **Agency Long-Term Debt Fiscal Year** 2009 **Project Area Name** Central District Project Area Forward from Prior Year Bond Type Tax Allocation Bonds Year of Authorization 2009 Principal Amount Authorized 38,755,000 Principal Amount Issued 38,755,000 Purpose of Issue Refunding 2009 Maturity Date Beginning Year Maturity Date Ending Year 2021 Principal Amount Unmatured Beginning of Fiscal Year Adjustment Made During Year Adjustment Explanation Interest Added to Principal Principal Amount Issued During Fiscal Year 38,755,000 Principal Amount Matured During Fiscal Year Principal Amount Defeased During Fiscal Year Principal Amount Unmatured End of Fiscal Year \$38,755,000 Principal Amount In Default Interest In Default

Bond Types Allowed:

Supplement to the Annual Report of Community Redevelopment Agencies

Redevelopment Agency ID Number:	13980159600
Name of Redevelopment Agency:	Redevelopment Agency of the City of Oakland

Mark the appropriate box below to indicate the <u>ending date</u> of your agency's fiscal year. Report data for that period only.

September 2008 December 2008 June 2009

Return this form to the California State Controller's Office. If you have any questions regarding this form please contact:

U.S. Bureau of the Census, Shannon Doyle, 1-800-242-4523

A. Personnel Expenditures

Report your government's total expenditures for salaries and wages during the year, including amounts paid on force account construction projects.

Z00 \$ 25,110,319

B. Mortgage Revenue Bond Interest Payments

Report your government's total amount of interest paid on mortgage revenue bonds during the year.

U20 \$

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009		,				
Project Area Name	Acorn Project Area						
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total		
Tax Increment Gross	1,286,000			3 N. 30 S.	\$1,286,000		
(Include All Apportionments)	1,200,000		I	1 12 12 12 12 12 13 14 15 15 15 15 15 15 15 15 15 15 15 15 15	Ψ1,200,000		
Special Supplemental Subvention	[C7		\$0		
Property Assessments		14 £3	A .		\$0		
Sales and Use Tax		T CT			\$0		
Transient Occupancy Tax		10	- 1 El	NA.	\$0		
Interest Income	42,000				\$42,000		
Rental Income	36,000		(A)	67 19 A	\$36,000		
Lease Income				17 19	\$0		
Sale of Real Estate				11 23	\$0		
Gain on Land Held for Resale				V KT	<u> </u>		
Federal Grants				13	<i>∠</i>		
Grants from Other Agencies				À	<u>/ √ </u>		
Bond Administrative Fees				\$	\$0*		
Other Revenues	59,000				\$59,000		
Total Revenues	\$1,423,000	\$0	. \$0	\$0	\$1,423,000		

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Revenues

Fiscal Year	2009				
Project Area Name Broadway/MacArthur					
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total
Tax Increment Gross (Include All Apportionments)	5,913,000				\$5,913,000
Special Supplemental Subvention					\$0
Property Assessments	,				\$0
Sales and Use Tax					\$0
Transient Occupancy Tax					\$0
Interest Income	233,000		-		\$233,000
Rental Income					\$0
Lease Income		Ç			\$0 <u> </u>
Sale of Real Estate					\$0
Gain on Land Held for Resale					\$0
Federal Grants					\$0
Grants from Other Agencies					\$0
Bond Administrative Fees					\$0
Other Revenues	54,000				\$54,000
Total Revenues	\$6,200,000	\$0	\$0	\$0	\$6,200,000

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Revenues

Fiscal Year	2009			,		
Project Area Name	Central City East					
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total	
Tax Increment Gross (Include All Apportionments)	23,198,000			Sanson description	\$23,198,000	
Special Supplemental Subvention				-	\$0	
Property Assessments					\$0	
Sales and Use Tax					\$0	
Transient Occupancy Tax					\$0	
Interest Income	863,000				\$863,000	
Rental Income					\$0	
Lease Income					\$0	
Sale of Real Estate					\$0	
Gain on Land Held for Resale					\$0	
Federal Grants					\$0	
Grants from Other Agencies				,	\$0	
Bond Administrative Fees					\$0	
Other Revenues	266,000				\$266,000	

Total Revenues

\$24,327,000

\$0

\$24,327,000

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009
Project Area Name	Central District Project Area

	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total
Tax Increment Gross	51,777,000				\$51,777,000
(Include All Apportionments)					40.1
Special Supplemental Subvention					\$0
Property Assessments					\$0
Sales and Use Tax					\$0
Transient Occupancy Tax					\$0
Interest Income	1,661,000	3,701,000			\$5,362,000
Rental Income	2,337,000				\$2,337,000
Lease Income					\$0
Sale of Real Estate		-			\$0
Gain on Land Held for Resale					\$0
Federal Grants	1,259,000				\$1,259,000
Grants from Other Agencies					\$0
Bond Administrative Fees					\$0
Other Revenues	1,314,000	2,016,000			\$3,330,000
Total Revenues	\$58,348,000	\$5,717,000	\$0	\$0	\$64,065,000

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009						
Project Area Name	Coliseum Project Area						
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total		
Tax Increment Gross (Include All Apportionments)	33,379,000				\$33,379,000		
Special Supplemental Subvention					\$0		
Property Assessments					\$0		
Sales and Use Tax					\$0		
Transient Occupancy Tax					\$0		
Interest Income	840,000			Ì	\$840,000		
Rental Income	27,000				\$27,000		
Lease Income					\$0		
Sale of Real Estate					\$0		
Gain on Land Held for Resale					\$0		
Federal Grants		-,			\$0		
Grants from Other Agencies					\$0		
Bond Administrative Fees				<u></u>	\$0		
Other Revenues	213,000				\$213,000		
Total Revenues	\$34,459,000	\$0	\$0	\$0	\$34,459,000		

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009						
Project Area Name	Oak Center Project Area						
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total		
		· .					
Tax Increment Gross (Include All Apportionments)					\$0		
Special Supplemental Subvention					\$0		
Property Assessments					\$0		
Sales and Use Tax					\$0		
Transient Occupancy Tax					\$0		
Interest Income	33,000			,	\$33,000		
Rental Income					\$0		
Lease Income					\$0		
Sale of Real Estate					\$0		
Gain on Land Held for Resale					- \$0		
Federal Grants					\$0		
Grants from Other Agencies					\$0		
Bond Administrative Fees					\$0		
Other Revenues					\$0		
Total Revenues	\$33,000	\$0	\$0	\$0	\$33,000		

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009						
Project Area Name	Oak Knoll						
·	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total		
Tax Increment Gross (Include All Apportionments)	2,002,000				\$2,002,000		
Special Supplemental Subvention					\$0		
Property Assessments		-			. \$0		
Sales and Use Tax					\$0		
Transient Occupancy Tax					\$0		
Interest Income	-6,000	 -			(\$6,000)		
Rental Income					\$0		
Lease Income					\$0 ·		
Sale of Real Estate					\$0		
Gain on Land Held for Resale					\$0		
Federal Grants					\$0		
Grants from Other Agencies					\$0		
Bond Administrative Fees					\$0		
Other Revenues					\$0		
Total Revenues	\$1,996,000	\$0	\$0	\$0	\$1,996,000		

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009				•	
Project Area Name	Oakland Army Base					
	Capital Project	Debt Service	Low/Moderate Income Housing	Special Revenue/Other		
	Funds	Funds	Funds	Funds	Total	

	Funds	Funds	Funds	Funds	Total
Tax Increment Gross	5,222,000				\$5,222,000
(Include All Apportionments)					
Special Supplemental Subvention					\$0
Property Assessments					\$0
Sales and Use Tax					\$0
Transient Occupancy Tax					\$0
Interest Income	627,000				\$627,000
Rental Income	2,594,000				\$2,594,000
Lease Income		•			· \$0
Sale of Real Estate					\$0
Gain on Land Held for Resale					\$0
Federal Grants		•			\$0
Grants from Other Agencies					\$0
Bond Administrative Fees					\$0
Other Revenues	10,972,000				\$10,972,000
Total Revenues	\$19,415,000	\$0	\$0	\$0	\$19,415,000

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Revenues

Fiscal Year 2009

Project Area Name

Other Project Areas

	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total
Tax Increment Gross	171,000	•		Carrie Contract	\$171,000
(Include All Apportionments)					
Special Supplemental Subvention					\$0
Property Assessments		-			\$0 [
Sales and Use Tax					\$0
Transient Occupancy Tax				,	\$0
Interest Income	768,000		2,803,000		\$3,571,000
Rental Income					\$0
Lease Income					\$0
Sale of Real Estate					\$0
Gain on Land Held for Resale					\$0
Federal Grants					\$0
Grants from Other Agencies					\$0
Bond Administrative Fees					\$0
Other Revenues	231,000		732,000		\$963,000
Total Revenues	\$1,170,000	\$0	\$3,535,000	\$0	\$4,705,000

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009				
Project Area Name	West Oakland				
/	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total
Tax Increment Gross	8,588,000				\$8,588,000
(Include All Apportionments)					
Special Supplemental Subvention					\$0
Property Assessments	,				\$0
Sales and Use Tax					\$0
Transient Occupancy Tax					\$0
Interest Income	203,000				\$203,000
Rental Income					\$0
Lease Income					\$0
Sale of Real Estate			`		\$0
Gain on Land Held for Resale					\$0
Federal Grants		<u></u>			\$0
Grants from Other Agencies					\$0
Bond Administrative Fees					\$0
Other Revenues	40,000				\$40,000
Total Revenues	\$8,831,000	\$0	\$0	\$0	\$8,831,000

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Expenditures

Fiscal Year	2009>>					
Project Area Name	Acorn Projec	t Area				
		Il Project inds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Administration Costs	£9	1-4 / / 323,000	A.			\$323,000
Professional Services		19	THE STATE OF THE S			\$0
Planning, Survey, and Design		(Table)	S. [ii]77			\$0
Real Estate Purchases			Til dy	A.		\$0
Acquisition Expense			TV AT	De De		\$0
Operation of Acquired Property		66,000		F AT TO		\$66,000
Relocation Costs			Man by property	1.49 . 19		\$0
Relocation Payments				1	(/ os	\$0
Site Clearance Costs		1		fi.		\$0
Project Improvement / Construction	Costs			(7'		\$0
Disposal Costs					AT AT	*\ <u>\</u> \\$(
Loss on Disposition of Land Held fo Resale	r				148	\$0 \$0 \$2 \$2

Redevelopment Agencies Financial Transactions Report

	State	ment of Incom	e and Expenditu	ıres - Expenditure	s	
Fiscal Year	2009					•
Project Area Name	Acorn Pr	oject Area				
	(Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	· Total
Decline in Value of Land Held for	Resale					\$0
Rehabilitation Costs			<u> </u>			\$0
Rehabilitation Grants						\$0
Interest Expense						\$0
Fixed Asset Acquisitions						\$0
Subsidies to Low and Moderate In Housing	ncome					\$0
Debt Issuance Costs	[\$0
Other Expenditures Including Pas Through Payment(s)	ss-					\$0
Debt Principal Payments:						
Tax Allocation Bonds and Notes						\$0
Revenue Bonds, Certificates of Participation, Financing Authority Bonds						\$0
City/County Advances and Loans	· [\$0
All Other Long-Term Debt						\$0
Total Expenditures		\$389,000	\$0	\$0	\$0	\$389,000
Excess (Deficiency) Revenue (under) Expenditures	es over	\$1,034,000	\$0	\$0	\$0	\$1,034,000

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Expenditures

Fiscal Year 20	09					
Project Area Name Br	Broadway/MacArthur					
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total	
Administration Costs	1,647,000				\$1,647,000	
Professional Services					\$0	
Planning, Survey, and Design					\$0	
Real Estate Purchases					\$0	
Acquisition Expense					\$0	
Operation of Acquired Property	365,000				\$365,000	
Relocation Costs					\$0	
Relocation Payments	,				\$0	
Site Clearance Costs					\$0	
Project Improvement / Construction Co	osts 531,000				\$531,000	
Disposal Costs					\$0	
Loss on Disposition of Land Held for					\$0	

Resale

Redevelopment Agencles Financial Transactions Report

Statement of Income and Expenditures - Expenditures

Fiscal Year	2009					
Project Area Name	Broady	way/MacArthur				
		Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Decline in Value of Land Held for	Resale [\$0
Rehabilitation Costs	[\$0
Rehabilitation Grants	[\$0
Interest Expense			901,000			\$901,000
Fixed Asset Acquisitions	[\$0
Subsidies to Low and Moderate I Housing	ncome [\$0
Debt Issuance Costs	[\$0
Other Expenditures Including Past Through Payment(s)	ss-	1,561,000				\$1,561,000
Debt Principal Payments:						
Tax Allocation Bonds and Notes			255,000			\$255,000
Revenue Bonds, Certificates of Participation, Financing Authority Bonds	, [\$0
City/County Advances and Loans	; [\$0
All Other Long-Term Debt						\$0
Total Expenditures	ſ	\$4,104,000	\$1,156,000	\$0	\$0	\$5,260,000
Excess (Deficiency) Revenue (under) Expenditures	es over	\$2,096,000	(\$1,156,000)	\$0	\$0	\$940,000

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Expenditures

	Diatement of income	aila Expellana	res - Experientare	•	,
Fiscal Year 2	009				
Project Area Name	Central City East				
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Administration Costs	6,360,000	162,000		<u></u>	\$6,522,000
Professional Services					\$0
Planning, Survey, and Design					\$0
Real Estate Purchases					\$0
Acquisition Expense				.	\$0
Operation of Acquired Property	17,000				\$17,000
Relocation Costs					\$0
Relocation Payments					\$0
Site Clearance Costs	76,000				\$76,000
Project Improvement / Construction	Costs 928,000				\$928,000
Disposal Costs					\$0
Loss on Disposition of Land Held for					\$0 j

Resale

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Expenditures

Fiscal Year	2009					
Project Area Name	Centra	l City East				
		Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Decline in Value of Land Held for I	Resale [\$0
Rehabilitation Costs	[\$0
Rehabilitation Grants	[\$0
Interest Expense	[4,003,000			\$4,003,000
Fixed Asset Acquisitions						\$0
Subsidies to Low and Moderate In- Housing	come [Ī	\$0 j
Debt Issuance Costs	[\$0
Other Expenditures Including Pass Through Payment(s)	ş . [6,550,000	΄ ΄			\$6,550,000
Debt Principal Payments:		`	•			
Tax Allocation Bonds and Notes	[1,125,000	,		\$1,125,000
Revenue Bonds, Certificates of Participation, Financing Authority Bonds	[\$0]
City/County Advances and Loans	[\$0]
All Other Long-Term Debt						\$0]
Total Expenditures	ı	\$13,931,000	\$5,290,000	\$0	\$0	\$19,221,000
Excess (Deficiency) Revenues (under) Expenditures	s over	\$10,396,000	(\$5,290,000)	\$0	\$0 	\$5,106,000

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Expenditures

Fiscal Year	2009				
Project Area Name	Central District Projec	t Area			
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	т

	Funds	Funds	Income Housing	Revenue/Other	Total
<u>.</u>					,
Administration Costs	32,663,000				\$32,663,000
Professional Services					\$0
Planning, Survey, and Design					\$0
Real Estate Purchases					\$0
Acquisition Expense					\$0
Operation of Acquired Property	125,000				\$125,000
Relocation Costs			Ī		\$0
Relocation Payments					\$0
Site Clearance Costs					\$0
Project Improvement / Construction Costs	2,154,000				\$2,154,000
Disposal Costs					\$0
Loss on Disposition of Land Held for					\$0

Resale

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Expenditures

Fiscal Year	2009					
Project Area Name	Central	District Project	Area			
		Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Decline in Value of Land Held for R	Resale					\$0
Rehabilitation Costs		Ì				\$0
Rehabilitation Grants						\$0
Interest Expense			11,062,000			\$11,062,000
Fixed Asset Acquisitions						\$0
Subsidies to Low and Moderate Ind Housing	come					\$0
Debt Issuance Costs			601,000			\$601,000
Other Expenditures Including Pass Through Payment(s)	-	5,131,000				\$5,131,000
Debt Principal Payments:						
Tax Allocation Bonds and Notes			24,225,000			\$24,225,000
Revenue Bonds, Certificates of Participation, Financing Authority Bonds		J				\$0_[
City/County Advances and Loans			16,532,287			\$16,532,287
All Other Long-Term Debt			50,000			\$50,000
Total Expenditures	ŗ	\$40,073,000	\$52,470,287	\$0	\$0	\$92,543,287
Excess (Deficiency) Revenues (under) Expenditures	over	\$18,275,000	(\$46,753,287)	\$0	\$0	(\$28,478,287)

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Expenditures

	Otatement of moon	o una Exponditi	arco Experiencie	•	
Fiscal Year 2	009				
Project Area Name	oliseum Project Area)			
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Administration Costs	7,428,000				\$7,428,000
Professional Services					\$0
Planning, Survey, and Design					\$0
Real Estate Purchases					\$0
Acquisition Expense					\$0
Operation of Acquired Property	108,000				\$108,000
Relocation Costs					\$0
Relocation Payments					\$0
Site Clearance Costs	5,000				\$5,000
Project Improvement / Construction (Costs 167,000				\$167,000
Disposal Costs					\$0

Loss on Disposition of Land Held for

Resale

Rédevelopment Agencles Financial Transactions Report

Fiscal Year	2009					
		ım P <u>roject Area</u>				
i Tojest Alea Hanie		Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	' Total
Pecline in Value of Land Held for F	Resale					\$
Rehabilitation Costs						\$
lehabilitation Grants						\$
nterest Expense			5,274,000			\$5,274,00
ixed Asset Acquisitions						\$
ubsidies to Low and Moderate Ind lousing	come [\$
Pebt Issuance Costs						\$
other Expenditures Including Pass hrough Payment(s)	- [9,205,000				\$9,205,00
Pebt Principal Payments:						
ax Allocation Bonds and Notes			1,575,000			\$1,575,00
Revenue Bonds, Certificates of Participation, Financing Authority Bonds						. \$
ity/County Advances and Loans						\$
II Other Long-Term Debt						\$
Total Expenditures	Γ	\$16,913,000	\$6,849,000	\$0	\$0	\$23,762,00
Excess (Deficiency) Revenues (under) Expenditures	over [\$17,546,000	(\$6,849,000)	\$0	\$0	\$10,697,00

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report

	Statement of Incom	e and Expenditi	ıres - Expenditure	s	
Fiscal Year 2	009				•
Project Area Name	ak Center Project Ar	ea			
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Administration Costs					\$0
Professional Services					\$0
Planning, Survey, and Design					\$0
Real Estate Purchases					\$0
Acquisition Expense					\$0
Operation of Acquired Property		-			\$0
Relocation Costs					\$0
Relocation Payments					\$0
Site Clearance Costs		-	<u> </u>		\$0
Project Improvement / Construction	Costs				\$0
Disposal Costs					\$0
Loss on Disposition of Land Held for Resale					\$0

	Sta	tement of Income	e and Expenditu	ires - Expenditure	s	•
Fiscal Year	2009					
Project Area Name	Oak Ce	nter Project Ar	ea			
		Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Decline in Value of Land Held fo	or Resale			<u> </u>		\$0
Rehabilitation Costs						\$0 J
Rehabilitation Grants						\$0
Interest Expense		·				\$0
Fixed Asset Acquisitions						\$0
Subsidies to Low and Moderate Housing	Income [\$0
Debt Issuance Costs						\$0
Other Expenditures Including Pa Through Payment(s)	ass- [I		\$0
Debt Principal Payments:		•				
Tax Allocation Bonds and Notes	: [\$0
Revenue Bonds, Certificates of Participation, Financing Authorit Bonds	y [\$0_1
City/County Advances and Loan	ıs					\$0
All Other Long-Term Debt						\$0
Total Expenditures	Ī.	\$0	\$0	\$0	\$0	\$0
Excess (Deficiency) Revenu (under) Expenditures	les over	\$33,000	\$0	\$0	\$0	\$33,000

Redevelopment Agencles Financial Transactions Report

Statement of Income and Expenditures - Expenditures

Fiscal Year 20	009	, ,		· ,	
Project Area Name	ak Knoll				
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Administration Costs	325,000				\$325,000
Professional Services					\$0
Planning, Survey, and Design					\$0
Real Estate Purchases					\$0
Acquisition Expense					\$0
Operation of Acquired Property					\$0
Relocation Costs			<u> </u>		\$0
Relocation Payments					\$0
Site Clearance Costs					\$0
Project Improvement / Construction C	Costs				\$0
Disposal Costs					\$0
Loss on Disposition of Land Held for					\$0

Resale

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009			•		
Project Area Name	Oak Kn	oll				
		Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Totaí
Decline in Value of Land Held for	Resale [\$0
Rehabilitation Costs						\$0
Rehabilitation Grants						\$0
Interest Expense						\$0]
Fixed Asset Acquisitions						\$0
Subsidies to Low and Moderate In Housing	come [\$0
Debt Issuance Costs						\$0
Other Expenditures Including Pass Through Payment(s)	s-	406,000				\$406,000
Debt Principal Payments:						
Tax Allocation Bonds and Notes						\$0
Revenue Bonds, Certificates of Participation, Financing Authority Bonds		,				\$0
City/County Advances and Loans						\$0
All Other Long-Term Debt	. [\$0
Total Expenditures	Γ	\$731,000	\$0	\$0	\$0	\$731,000
Excess (Deficiency) Revenues (under) Expenditures	s over	\$1,265,000	\$0	\$0	\$0	\$1,265,000

Redevelopment Agencles Financial Transactions Report

Fiscal Year 2	009	•			
Project Area Name	Dakland Army Base				
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Administration Costs	3,810,000				\$3,810,000
Professional Services		<u></u>			\$0
Planning, Survey, and Design					\$0
Real Estate Purchases					\$0
Acquisition Expense					\$0
Operation of Acquired Property	1,040,000				\$1,040,000
Relocation Costs					\$0
Relocation Payments					\$0
Site Clearance Costs			(\$0
Project Improvement / Construction	Costs 103,000				\$103,000
Disposal Costs					\$0
Loss on Disposition of Land Held for Resale					\$0

Redevelopment Agencles Financial Transactions Report

Fiscal Year	2009			-		
Project Area Name	Oaklar	nd Army Base				
		Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Decline in Value of Land Held for	Resale [,				\$0
Rehabilitation Costs	[\$0
Rehabilitation Grants	[\$0
Interest Expense	[19,000				\$19.000
Fixed Asset Acquisitions	[\$0
Subsidies to Low and Moderate la Housing	ncome [\$0
Debt Issuance Costs	[\$0
Other Expenditures Including Pas Through Payment(s)	ss- [1,096,000				\$1,096,000
Debt Principal Payments:						
Tax Allocation Bonds and Notes	[\$0
Revenue Bonds, Certificates of Participation, Financing Authority Bonds	[\$0
City/County Advances and Loans	; [· - · · · · · · · · · · · · · · · · · ·			\$0
All Other Long-Term Debt	[\$0
Total Expenditures	I	\$6,068,000	\$0	\$0	\$0	\$6,068,000
Excess (Deficiency) Revenue (under) Expenditures	s over	\$13,347,000	\$0	\$0	\$0	\$13,347,000

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Expenditures

	·		•				
Fiscal Year 200	09				•		
Project Area Name Otl	Other Project Areas						
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total		
Administration Costs	7,526,000				\$7,526,000		
Professional Services					\$0		
Planning, Survey, and Design					\$0		
Real Estate Purchases					\$0		
Acquisition Expense					\$0		
Operation of Acquired Property	31,000				\$31,000		
Relocation Costs					\$0		
Relocation Payments		•			\$0		
Site Clearance Costs			· .		\$0		
Project Improvement / Construction Co	osts 19,037,000				\$19,037,000		
Disposal Costs			<u> </u>		\$0		
Loss on Disposition of Land Held for					\$0		

Resale

Redevelopment Agencies Financial Transactions Report

	Sta	tement of Income	and Expenditu	res - Expenditure	S	` .
Fiscal Year	2009					
Project Area Name	Other F	Project Areas				
		Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Decline in Value of Land Held for	Resale [-	\$0
Rehabilitation Costs	[\$0
Rehabilitation Grants	Ī					\$0
Interest Expense			5,195,000			\$5,195,000
Fixed Asset Acquisitions	[\$0
Subsidies to Low and Moderate I Housing	ncome [\$0
Debt Issuance Costs	[\$0
Other Expenditures Including Past Through Payment(s)	ss- [9,000				\$9,000
Debt Principal Payments:						
Tax Allocation Bonds and Notes	[<u> </u>		\$0
Revenue Bonds, Certificates of Participation, Financing Authority Bonds	, [2,390,000			\$2,390,000
City/County Advances and Loans	s [53,400			\$53,400
All Other Long-Term Debt	[\$0
Total Expenditures	ſ	\$26,603,000	\$7,638,400	\$0	\$0	\$34,241,400
Excess (Deficiency) Revenue (under) Expenditures	es over	(\$25,433,000)	(\$7,638,400)	\$3,535,000	\$0	(\$29,536,400)

Redevelopment Agencles Financial Transactions Report

•		•		· .			
Fiscal Year 2	009						
Project Area Name	West Oakland						
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total		
Administration Costs	1,840,000				\$1,840,000		
Professional Services					\$0		
Planning, Survey, and Design					\$0		
Real Estate Purchases					\$0		
Acquisition Expense			<u> </u>		\$0		
Operation of Acquired Property	9,000		<u> </u>		\$9,000		
Relocation Costs					\$0		
Relocation Payments					\$0		
Site Clearance Costs	308,000				\$308,000		
Project Improvement / Construction (Costs 28,000				\$28,000		
Disposal Costs					\$0		
Loss on Disposition of Land Held for					· \$0		

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009			•		
Project Area Name	West	Oakland				
		Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Decline in Value of Land Held for	Resale					\$0
Rehabilitation Costs						. \$0
Rehabilitation Grants						\$0
Interest Expense			5,000			\$5,000
Fixed Asset Acquisitions						\$0
Subsidies to Low and Moderate In Housing	ncome		-			\$0
Debt Issuance Costs						\$0
Other Expenditures Including Pas Through Payment(s)	ss-	1,748,000		,		\$1,748,000
Debt Principal Payments:					•	
Tax Allocation Bonds and Notes						\$0
Revenue Bonds, Certificates of Participation, Financing Authority Bonds						\$0
City/County Advances and Loans		·	8,205			\$8,205
All Other Long-Term Debt						· \$0]
Total Expenditures		\$3,933,000	\$13,205	\$0	\$0	\$3,946,205
Excess (Deficiency) Revenue (under) Expenditures	s over	\$4,898,000	(\$13,205)	\$0	\$0	\$4,884,795

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009		•		
Project Area Name	Acorn Project A	rea			
	Capital Project	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Proceeds of Long-Term Debt	10 17				\$0
Proceeds of Refunding Bonds		(h)			\$0
Payment to Refunded Bond Escrow Agent	4/0	<u> </u>			\$0
Advances from City/County		1 //			\$0
Sale of Fixed Assets		11 1	7		\$0
Miscellaneous Financing Sources (Uses)		K //	10/1		\$0
Operating Transfers In					\$0
Tax Increment Transfers In		4	/ 322,000'		\$322,000
Operating Transfers Out	322,000			100	\$322,000
Tax Increment Transfers Out] [/		\$0
(To the Low and Moderate Income Housing	Fund)		- ~ <i>E</i>		_
Total Other Financing Sources (Uses)	(\$322,000)	\$0	\$322,000°	√ , \ \$0	\$0
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Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Other Financing Sources

Project Area Name	2009 Acorn Project Area							
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total			
Excess (Deficiency) of Revenues and Other Financing Sources over Expenditures and Other Financing Uses	\$712,000	\$0	\$322,000	\$0	\$1,034,000			
Equity, Beginning of Period	\$1,835,000	\$545,125	\$0	\$0	\$2,380,125			
Prior Period Adjustments					\$0			
			1		\$0			

\$545,125

\$322,000

\$2,547,000

Equity, End of Period

\$3,414,125

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009						
Project Area Name	Broadway/MacArthur						
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total		
Proceeds of Long-Term Debt					\$0		
Proceeds of Refunding Bonds					\$0		
Payment to Refunded Bond Escrow Agent					\$0		
Advances from City/County	•				\$0		
Sale of Fixed Assets					\$0		
Miscellaneous Financing Sources (Uses)					\$0		
Operating Transfers In		721,000	,		\$721,000		
Tax Increment Transfers In			1,478,000	ļ	\$1,478,000		
Operating Transfers Out	722,000		<u> </u>		\$722,000		
Tax Increment Transfers Out	1,478,000]	J	\$1,478,000		
(To the Low and Moderate Income Housing I	Fund)		•	•			
Total Other Financing Sources (Uses)	(\$2,200,000)	\$721,000	\$1,478,000	\$0	(\$1,000)		

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009						
Project Area Name	Broadway/MacArthur						
•	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total		
Excess (Deficiency) of Revenues and Other Financing Sources over Expenditures and Other Financing Uses	(\$104,000)	(\$435,000)	\$1,478,000	\$0	\$939,000		
Equity, Beginning of Period	\$22,386,000	\$2,000	\$0	\$0	\$22,388,000		
Prior Period Adjustments					\$0		
Residual Equity Transfers					\$0		
					,		
Equity, End of Period	\$22,282,000	(\$433,000)	\$1,478,000	\$0	\$23,327,000		

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009				-			
Project Area Name	Central City East							
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total			
Proceeds of Long-Term Debt		<u>.</u> .			\$0			
Proceeds of Refunding Bonds					\$0			
Payment to Refunded Bond Escrow Agent					\$0			
Advances from City/County					\$0			
Sale of Fixed Assets					\$0			
Miscellaneous Financing Sources (Uses)					\$0			
Operating Transfers In		3,044,000			\$3,044,000			
Tax Increment Transfers In			5,799,000		\$5,799,000			
Operating Transfers Out	3,044,000				\$3,044,000			
Tax Increment Transfers Out	5,799,000]		\$5,799,000			
(To the Low and Moderate Income Housing I	Fund)		,					
Total Other Financing Sources (Uses)	(\$8,843,000)	\$3,044,000	\$5,799,000	\$0	\$0			

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Other Financing Sources

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2009

Project Area Name

Central City East

Capital Project Funds

Debt Service Low/Moderate Funds Income Housing

Special Revenue/Other

Total

Excess (Deficiency) of Revenues and Other Financing Sources over Expenditures and Other Financing Uses \$1,553,000

(\$2,246,000)

\$5,799,000

\$0

\$0

\$5,106,000

Equity, Beginning of Period

Prior Period Adjustments

\$101,241,000 \$0

\$0

\$0 \$101,241,000

\$0

Residual Equity Transfers

Equity, End of Period

\$102,794,000

(\$2,246,000)

\$5,799,000

\$106,347,000

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009					
Project Area Name Central District Project Area						
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total	
Proceeds of Long-Term Debt	37,976,000				\$37,976,000	
Proceeds of Refunding Bonds					. \$0	
Payment to Refunded Bond Escrow Agent					\$0	
Advances from City/County					\$0	
Sale of Fixed Assets					\$0	
Miscellaneous Financing Sources (Uses)					\$0	
Operating Transfers In		64,048,000			\$64,048,000	
Tax Increment Transfers In			13,844,000		\$13,844,000	
Operating Transfers Out	56,555,000				\$56,555,000	
Tax Increment Transfers Out	12,944,000				\$12,944,000	
(To the Low and Moderate Income Housing F	fund)					
Total Other Financing Sources (Uses)	(\$31,523,000)	\$64,048,000	\$13,844,000	\$0	\$46,369,000	

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009							
Project Area Name	Central District Project Area							
·	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total			
Excess (Deficiency) of Revenues and Other Financing Sources over Expenditures and Other Financing Uses	(\$13,248,000)	\$17,294,713	\$13,844,000	\$0	\$17,890,713			
Equity, Beginning of Period	\$160,244,000	(\$652,396)	\$0	\$0	\$159,591,604			
Prior Period Adjustments				·	\$0			
Residual Equity Transfers					\$0			
	•							
Faulty End of Period	\$146,996,000	\$16,642,317	\$13,844,000	\$0	\$177 482.317			

Redevelopment Agencies Financial Transactions Report

Fiscal Year	al Year 2009					
Project Area Name	Coliseum Project Area					
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total	
Proceeds of Long-Term Debt					\$0	
Proceeds of Refunding Bonds					\$0	
Payment to Refunded Bond Escrow Agent				-	\$0	
Advances from City/County					\$0	
Sale of Fixed Assets					\$0	
Miscellaneous Financing Sources (Uses)					\$0	
Operating Transfers In		4,571,000			\$4,571,000	
Tax Increment Transfers In			8,345,000		\$8,345,000	
Operating Transfers Out	5,540,000		<u> </u>		\$5,540,000	
Tax Increment Transfers Out	8,345,000]		\$8,345,000	
(To the Low and Moderate Income Housing I	Fund)					
Total Other Financing Sources (Uses)	(\$13,885,000)	\$4,571,000	\$8,345,000	\$0	(\$969,000)	

Redevelopment Agencles Financial Transactions Report

Fiscal Year	2009 Coliseum Proje	at Avan			<u></u>
Project Area Name	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Excess (Deficiency) of Revenues and Other Financing Sources over Expenditures and Other Financing Uses	\$3,661,000	(\$2,278,000)	\$8,345,000	\$0	\$9,728,000
Equity, Beginning of Period	\$119,812,000	(\$9)	\$0	\$0	\$119,811,991
Prior Period Adjustments					\$0
			u		\$0

Fau	itu	End	nf.	Dar	nd.
cuu	ILV.	Ena	OI.	Peri	OO

\$123,473,000	(\$2,278,009)	\$8,345,000	\$0	\$129,539,991
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Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009						
Project Area Name	Oak Center Project Area						
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total		
Proceeds of Long-Term Debt					\$0		
Proceeds of Refunding Bonds					\$0		
Payment to Refunded Bond Escrow Agent					\$0		
Advances from City/County					\$0		
Sale of Fixed Assets					\$0		
Miscellaneous Financing Sources (Uses)					\$0		
Operating Transfers In		700,000			\$700,000		
Tax Increment Transfers In					\$0		
Operating Transfers Out	700,000	<u>.</u>			\$700,000		
Tax Increment Transfers Out]	j	\$0		
(To the Low and Moderate Income Housing I	Fund)	 -		·			
Total Other Financing Sources (Uses)	(\$700,000)	\$700,000	\$0	\$0	\$0		

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009							
Project Area Name	Oak Center Project Area							
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total			
Excess (Deficiency) of Revenues and Other Financing Sources over Expenditures and Other Financing Uses	(\$667,000)	\$700,000	\$0	\$0	. \$33,000			
Equity, Beginning of Period	\$1,497,857	\$514,454	\$0	\$0	\$2,012,311			
Prior Period Adjustments					\$0			
Residual Equity Transfers				·	\$0			
Hesioual Equity Hansiers			J	J.	Ψ,			
Equity, End of Period	\$830,857	\$1,214,454	\$0	\$0	\$2,045,311			

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009				
Project Area Name	Oak Knoll				
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Proceeds of Long-Term Debt					\$0
Proceeds of Refunding Bonds					\$0
Payment to Refunded Bond Escrow Agent					\$0
Advances from City/County					\$0
Sale of Fixed Assets					\$0
Miscellaneous Financing Sources (Uses)					\$0
Operating Transfers In	9				\$0
Tax Increment Transfers In			500,000	ſ	\$500,000
Operating Transfers Out	500,000				\$500,000
Tax Increment Transfers Out].	Ţ	\$0
(To the Low and Moderate Income Housing i	Fund)				
Total Other Financing Sources (Uses)	(\$500,000)	\$0	\$500,000	\$0	\$0

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009							
Project Area Name	Oak Knoll							
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total			
Excess (Deficiency) of Revenues and Other Financing Sources over Expenditures and Other Financing Uses	\$765,000	\$0	\$500,000	\$0	\$1,265,000			
Equity, Beginning of Period	(\$411,385)	\$0	\$0	\$0	(\$411,385			
Prior Period Adjustments					\$0			
Residual Equity Transfers				J.	\$0			
				7				
Equity, End of Period	\$353,615	\$0	\$500,000	\$0	\$853,615			

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009			•				
Project Area Name	Oakland Army Base							
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total			
Proceeds of Long-Term Debt					\$0			
Proceeds of Refunding Bonds					\$0			
Payment to Refunded Bond Escrow Agent					\$0			
Advances from City/County					\$0 [
Sale of Fixed Assets		· · · · · · · · · · · · · · · · · · ·			\$0			
Miscellaneous Financing Sources (Uses)					\$0			
Operating Transfers In					\$0			
Tax Increment Transfers In			1,306,000		\$1,306,000			
Operating Transfers Out	1,306,000				\$1,306,000			
Tax Increment Transfers Out					\$0			
(To the Low and Moderate Income Housing I	Fund)							
Total Other Financing Sources (Uses)	(\$1,306,000)	\$0	\$1,306,000	\$0	\$0			

Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures - Other Financing Sources

Fiscal	Year
--------	------

2009

Project Area Name

Oakland Army Base

Capital Project Funds

Debt Service Low/Moderate Funds Income Housing

Special Revenue/Other

Total

Excess (Deficiency) of Revenues and Other Financing Sources over **Expenditures and Other Financing Uses**

Equity, Beginning of Period

Prior Period Adjustments

Residual Equity Transfers

- ֆ	12,	,U4	۲,	U(//
************		-		*****	on when the

\$0

\$1,306,000

\$13,347,000

\$70,966,000	

\$0

\$0

\$70,966,000 \$0

Equity, End of Period

\$83	,007	,000
		-

\$0 \$1,306,000

\$84,313,000

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009						
Project Area Name	Other Project Areas						
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total		
Proceeds of Long-Term Debt					\$0		
Proceeds of Refunding Bonds				_	\$0		
Payment to Refunded Bond Escrow Agent					\$0		
Advances from City/County					\$0		
Sale of Fixed Assets					\$0		
Miscellaneous Financing Sources (Uses)					\$0		
Operating Transfers In	969,000	74,341			\$1,043,341		
Tax Increment Transfers In					\$0		
Operating Transfers Out	580,000		7,843,000		\$8,423,000		
Tax Increment Transfers Out	43,000] .	I	\$43,000		
(To the Low and Moderate Income Housing F	-und)		•	•			
Total Other Financing Sources (Uses)	\$346,000	\$74,341	(\$7,843,000)	\$0	(\$7,422,659)		

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009							
Project Area Name	Other Project Areas							
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total			
Excess (Deficiency) of Revenues and Other Financing Sources over Expenditures and Other Financing Uses	(\$25,087,000)	(\$7,564,059)	(\$4,308,000)	\$0	(\$36,959,059)			
Equity, Beginning of Period	\$15,341,528	(\$448,760)	\$98,343,000	\$0	\$113,235,768			
Prior Period Adjustments					\$0			
Residual Equity Transfers			J		\$0			
•								
Equity, End of Period	(\$9,745,472)	(\$8,012,819)	\$94,035,000	\$0	\$76,276,709			

Redevelopment Agencies Financial Transactions Report

Fiscal Year	2009				
Project Area Name	West Oakland				
	Capital Project Funds	Debt Service Funds	Low/Moderate Income Housing	Special Revenue/Other	Total
Proceeds of Long-Term Debt					\$0 j
Proceeds of Refunding Bonds					\$0
Payment to Refunded Bond Escrow Agent					\$0
Advances from City/County					\$0
Sale of Fixed Assets					\$0
Miscellaneous Financing Sources (Uses)					\$0
Operating Transfers In	1	13,000	2,147,000		\$2,160,000
Tax Increment Transfers In				Ī	\$0
Operating Transfers Out	13,000			_	\$13,000
Tax Increment Transfers Out	2,147,000			•	\$2,147,000
(To the Low and Moderate Income Housing I	Fund)				
Total Other Financing Sources (Uses)	(\$2,160,000)	\$13,000	\$2,147,000	\$0	\$0

Redevelopment Agencies Financial Transactions Report

Low/Moderate	Special Revenue/Other	
	•	
	nevenue/Onles	Total
\$2,147,000	\$0	\$4,884,795
\$0	\$0	\$7,954,586
		\$0
		\$0
-		

Redevelopment Agencies Financial Transactions Report Statement of Income and Expenditures

Expenditures - Consolidated

Fiscal Year 2009	Capital Projects Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total
Administration Costs	/\$61,922,000	\$162,000	· \$0	\$0	\$62,084,000
Professional Services	// 11 /\$0	\$0	\$0	\$0	\$0
Planning, Survey, and Design	11//\$0	\$0	\$0	\$0	\$0
Real Estate Purchases	✓ /\$0 <	/// \\$0	. \$0	\$0	\$0
Acquisition Expense	\$0	///\$0.	\$0	\$0	\$0
Operation of Acquired Property	\$1,761,000	// <i>(/</i> \$0	// \$0	\$0	\$1,761,000
Relocation Costs	\$0_	\\ \$0°.	<u> </u>	\$0	\$0
Relocation Payments	\$0_	\$0	// \\`\$0	\$0	\$0
Site Clearance Costs	\$389,000	\$0.	x/\$0,	/ \$0	\$389,000
Project Improvement / Construction Costs	\$22,948,000	\$0.	\$07	\$0	\$22,948,000
Disposal Costs	· \$0	\$0	4 \$0	\$0	\$0
Loss on Disposition of Land Held	\$0	\$0	\$0 ,		\$0
for Resale		4.2 1 9.18	Sulgars (1827) ir živatorius la Henrits narga tri lada (1844) 1923 ir 1823 ir 1882 nasa	`	

Redevelopment Agencies Financial Transactions Report Statement of Income and Expenditures

Expenditures - Consolidated

Fiscal Year 2009

	Capital Projects Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total
•	A	В	С	D	E
Decline In Value of Land Held for Resale	\$0	\$0	\$0	\$0	\$0
Rehabilitation Costs	\$0	\$0	\$0	\$0	\$0
Rehabilitation Grants	\$0	\$0	\$0	\$0	\$0
Interest Expense	\$19,000	\$26,440,000	\$0	\$0	\$26,459,000
Fixed Asset Acquisitions	\$0	\$0	\$0	\$0	\$0
Subsidies to Low and Moderate Income Housing Fund	\$0	\$0	\$0	\$0	\$0
Debt Issuance Costs	\$0	\$601,000	\$0	\$0	\$601,000
Other Expenditures Including Pass Through Payment(s)	\$25,706,000	\$0	\$0	\$0	\$25,706,000
Debt Principal Payments:					
Tax Allocation Bonds and Notes	\$0	\$27,180,000	\$0	\$0	\$27,180,000
Revenue Bonds and Certificates of Participation	\$0	\$2,390,000	\$0	\$0	\$2,390,000
City/County Advances and Loans	\$0	\$16,593,892	\$0	\$0	\$16,593,892
U.S., State and Other Long-Term Debt	\$0	\$50,000	\$0	\$0	\$50,000
Total Expenditures	\$112,745,000	\$73,416,892	\$0_	\$0	\$186,161,892
Excess (Deficiency) Revenues Over (Under) Expenditures	\$43,457,000	(\$67,699,892)	\$3,535,000	\$0	(\$20,707,892)

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures

Other Financing Sources (Uses) - Consolidated

Fiscal Year 2009	Capital Projects	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total
Proceeds of Long-Term Debt	\$37,976,000	\$0,	, \$0	\$0	\$37,976,000
Proceeds of Refunding Bonds	107 2 67 280°	11 , \$0	\$0	\$0	\$0
Payment to Refunded Bond Escrow Agent	\$0	1/ \$0 1// \$0	\$0	\$0	\$0
Advances from City/County	\$0	17 \$0	\$0	\$0	\$0
Sale of Fixed Assets	\$0	\$0	1/ 11 \$0	\$0	\$0
Miscellaneous Financing Sources (Uses)	\$0	\$0°7	1/ \$0/	\$0	\$0
Operating Transfers In	\$969,000	\$73,171,341	\$2,147,000	\$0	\$76,287,341
Tax Increment Transfers In			\$31,594,000		\$31,594,000
Operating Transfers Out	\$69,282,000	\$0	\$7,843,000 J	// //\$0.\\.	\$77,125,000
Tax Increment Transfers Out	\$30,756,000	\$0			\$30,756,000
(To the Low and Moderate Income Housing Fund)	•	••	•	())	
Total Other Financing Sources (Uses)	(\$61,093,000)	\$73,171,341	\$25,898,000	\\$0 ∡	\$37,976,341
		n je til bese			

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report

Statement of Income and Expenditures

Other Financing Sources (Uses) - Consolidated

	Capital Projects Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total
	A	В	С	D	E
Excess (Deficiency) of Revenues and Other Financing Sources over Expenditures and Other Financing Uses	(\$17,636,000)	\$5,471,449	\$29,433,000	\$0	\$17,268,449
Equity Beginning of Period	\$500,866,000	(\$39,000)	\$98,343,000	\$0	\$599,170,000
Prior Year Adjustments	\$0	\$0	\$0	\$0	\$0
Residual Equity Transfers	\$0	\$0	\$0	\$0	\$0
Other (Explain)	\$0	\$0	\$0	\$0	\$0
Equity, End of Period	\$483,230,000	\$5,432,449	\$127,776,000	\$0	\$616,438,449

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report Statement of Income and Expenditures

Revenues - Consolidated

Fiscal Year 2009	Captial Project	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	Total
Tax Increment Gross	/ \$131,536;000	<u> </u>	\$0	\$0	\$131,536,000
Special Supplemental Subvention	() \$0 -	\$0	\$0	\$0	\$0
Property Assessments	~ ,\$0\	√ <i>11</i> //\$0	\$0	\$0	\$0
Sales and Use Tax	\$0	// // \$0	\$0	\$0	\$0
Transient Occupancy Tax	\$0	4/ // \$0	<i>€/</i> ∧ \$0	\$0	\$0
Interest Income	\$5,264,000	\$3;701,000*;	\$2,803,000	. \$0	\$11,768,000
Rental Income	\$4,994,000	\$0	// · 1 \$0	\$0	\$4,994,000
Lease Income	\$0	\$0∢	<i>[]. [</i> \$0]	7 . \$0	\$0
Sale of Real Estate	\$0	\$0	\$0/	\$0	\$0
Gain on Land Held for Resale	\$0	\$0	<u></u>	// \\\$0	\$0
Federal Grants	\$1,259,000	\$0	\$0	<i>≸</i>	\$1,259,000
Grants from Other Agencles	\$0	. \$0	· \$0 ·	/ / (\$0	\$0
Bond Administrative Fees	. \$0	\$0	\$0	// \$0\	s / 🚉 \$0
Other Revenues	\$13,149,000	\$2,016,000	\$732,000	\$0	/ \$15,897,000
Total Revenues	\$156,202,000	\$5,717,000	\$3,535,000	· \$0	/ / \$165,454,000
		,	establic a sta	1	11

Redevelopment Agency Of The City Of Oakland Redevelopment Agencies Financial Transactions Report

Balance Sheet - Assets and Other Debits

Fiscal Year 2009	Capital Projects	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	General Long- Term Debt	General Fixed Assets	Total
Assets and Other Debits		A					
Cash and Imprest Cash	¥ [1//		* .	`,	1. 12 12 12 12 12 12 12 12 12 12 12 12 12	\$0
Cash with Fiscal Agent	211,048,000	4,671,000 ير	36,806,000				\$252,525,000
Tax Increments Receivable	2,225,000	~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~	11	_ · ·	1 1	o the State of Spiral	\$2,225,000
Accounts Receivable	15,318,000		2,153,000				\$17,471,000
Accrued Interest Receivable	689,000	2,000	A				\$880,000
Loans Receivable	48,123,000	· · · · · · · · · · · · · · · · · · ·	95,700,000	17	**************************************		\$143,823,000
Contracts Receivable			//	11 5			\$0
Lease Payments Receivable				<i>77 17</i>	<u> </u>		\$0
Unearned Finance Charge				1.1			\$0
Due from Capital Projects Fund				4 //			\$0
Due from Debt Service Fund				£./		6111000	\$0
Due from Low/Moderate Income Housing Fund							\$0
Due from Special Revenue/Other Funds			•• ••			//	\$0
			<u>.</u>				

·Balance Sheet - Assets and Other Debits

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Redevelopment Agency Of The City Of Oakland

Redevelopment Agencles Financial Transactions Report

Balance Sheet - Assets and Other Debits

Fiscal Year 2009	Capital Projects Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	General Long- Term Debt	General Fixed Assets	Total
Investments	201,365,000	763,000	58,532,000				\$260,660,000
Other Assets	40,000	<u> </u>				erical data	\$40,000
Investments: Land Held for Resale	121,858,000		8,012,000		Design The Secretary and	properties and respectively.	\$129,870,000
Allowance for Decline In Value of Land Held for Resale	200						\$0
Fixed Assets: Land, Structures, and Improvements	1/2000 公司 1/2000 日本					6,735,000	\$6,735,000
Equipment		kato wajean dikit					\$0
Amount Available In Debt Service Fund		iliani. Animali				independential	\$0
Amount to be Provided for Payment of Long-Term Debt			i. January		519,919,050		\$519,919,050
Total Assets and Other Debits (Must Equal Total Liabilities, Other Credits, and Equities)	\$600,666,000	\$5,436,000	\$201,392,000	\$0	\$519,919,050	\$6,735,000	\$1,334,148,050

Redevelopment Agency Of The City Of Oakland

Redevelopment Agencies Financial Transactions Report

Balance Sheet - Liabilities and Other Credits

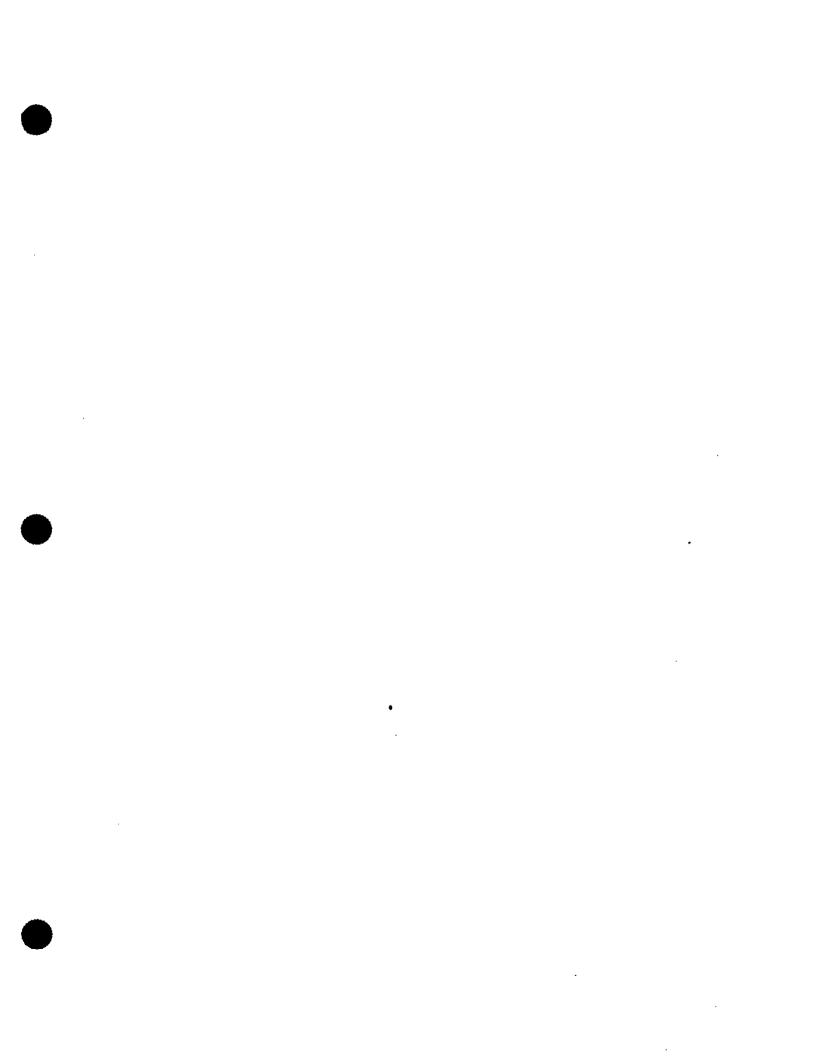
Fiscal Year 2009	Capital Projects Funds	Debt Service Funds	Low/Moderate Income Housing Funds	: Special Revenue/Other Funds	General Long- Term Debt	General Fixed Assets	Total
Liabilities and Other Credits			**	•			
Accounts Payable	[/ 13,843,000 🖒	2,000	. 975,000		, Allen, Allen	, a sent give till.	\$14,820,000
Interest Payable	M AT		.,	_	,		\$0
Tax Anticipation Notes Payable	1/11	11			Niger et ef fil	Company of the Company	\$0
Loans Payable	4 1/	7 ^		<u>:</u>	HARMADA PERMIT	. Vicionata di Milia	\$0
Other Liabilities	78,782,000	الاحراس	97,453,000				\$176,235,000
Due to Capital Projects Fund	\\ \/	$\langle N H \rangle$	\wedge				\$0
Due to Debt Service Fund		5/	14			(大) (1) (1) (大) (大) (大) (大) (大) (大) (大) (大) (大) (大	\$0
Due to Low/Moderate Income Housing Fund		<i>ij</i> , ((set sis suitabilitie	\$0
Due to Special Revenue/Other Funds							\$0
Tax Allocation Bonds Payable	18 S. W. 18 18 18 18 18 18 18 18 18 18 18 18 18	31	1 to 3 to 4 to 4	11 /2	418,520,000		\$418,520,000
Lease Revenue, Certificates	.,				87,075,000	1 20 m	\$87,075,000
of Participation Payable, Financing Authority Bonds					NA.		
All Other Long-Term Debt		¥ +77 x		17	/ ,14,324,050		\$14,324,050
Total Liabilities and Other	\$92,625,000	\$2,000	\$98,428,000	~ \$0	/\$519,919,050'		\$710,974,050
Credits			and the second of the second o	espara e espe			
			o o moltalist.			<i>.</i>	

Redevelopment Agency Of The City Of Oakland

Redevelopment Agencles Financial Transactions Report

Balance Sheet - Liabilities and Other Credits

Fiscal Year 2009	Capital Projects Funds	Debt Service Funds	Low/Moderate Income Housing Funds	Special Revenue/Other Funds	General Long- Term Debt	General Fixed Assets	Total
ر Equities							
Investment In General Fixed Assets			re causa girsa in pe	#	D	6,735,000	\$6,735,000
Fund Balance Reserved	508,041,000	5,434,000	102,964,000	i.	5.7		\$616,439,000
Fund Balance Unreserved-Designated				hiv			\$0
Fund Balance Unreserved-Undesignated				i i			\$0
Total Equities	\$508,041,000	\$5,434,000	\$102,964,000	\$0		\$6,735,000	\$623,174,000
Total Liabilities, Other Credits, and Equities							
•	\$600,666,000	\$5,436,000	\$201,392,000	\$0_	\$519,919,050	\$6,735,000	\$1,334,148,050



ATTACHMENT B

SCHEDULE HCD-A Inside Project Area Activity

for Fiscal Year that Ended 06 / 30 /2009

Agency Name: Redevelopment Agency of the City of Oakland	Project Area Name: <u>Acorn</u>
Preparer's Name, Title: Jeffrey P. Levin, Hsg & Policy Program Coor	rd. Preparer's E-Mail Address: jplevin@oaklandnet.com
Preparer's Telephone No: 510-238-6188	Preparer's Facsimile No: <u>510-238-3691</u>
GENERAL IN 1. Project Area Information	FORMATION
4. Current expiration of plan:01 /_	
b. If project area name has changed, give previous name(s) or	number: N/A
c. Year(s) of any mergers of the project area: N/A,	
Identify former project areas that merged: N/A	
d. Year(s) project area plan was amended involving real prope	rty that either:
(1) Added property to plan: <u>N/A</u> ,,,,,	
(2) Removed property from plan: <u>N/A</u> _,,,	
Affordable Housing Replacement and/or Inclusionary or Product	tion Requirements (Section 33413).
Pre-1976 project areas not subsequently amended after 1975: Purequirements apply to dwelling units destroyed or removed after 33413 to a project area plan adopted before 1976. If the agency of the resolution and the applicable Section 33413 requirements	1995. The Agency can choose to apply all or part of Section has elected to apply all or part of Section 33413, provide the date
Date: / / Resolution Scope (applicable Se	ection 33413 requirements):
Post-1975 project areas and geographic areas added by amendme inclusionary or production requirements of Section 33413 apply.	
NOTE:	
Amounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can be	oe taken from what is reported to the State Controller's

Amounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can be taken from what is reported to the State Controller's Office (SCO) on the Statement of Income and Expenditures as part of the Redevelopment Agency's Financial Transactions Report, except for the reclassifying of Transfers-In from Internal Funds and the reporting of Other Sources as discussed below:

Transfers-In from other internal funds: Report the amount of transferred funds on applicable HCD-A, lines 3a-j. For example, report the amount transferred from the Debt Service Fund to the Housing Fund for the deposit of the required set-aside percentage/amount by reporting gross tax increment on HCD-A, Line 3a(1) and report the Housing Fund's share of expenditures for debt service on HCD-C, Line 4c. <u>Do not report "net" funds transferred from the Debt Service Fund on HCD-A, Line 3a(3) when reporting debt service expenditures on HCD-C, Line 4c.</u>

Other Sources: Non-GAAP (Generally Acceptable Accounting Principles) revenues such as from land sales for those agencies using the Land Held for Resale method to record land sales should be reported on HCD-A Line 3d. Housing fund receipts for the repayment of loan principal should be included on HCD-A Line 3h.

Project Area Housing Fund Revenues and Other Sources

3. Report all revenues and other sources of funds from this project area which accrued to the Housing Fund over the reporting year. Any income related to agency-assisted housing located outside the project area(s) should be reported as "Other Revenue" on Line 3j. (of this Schedule A), if this project area is named as beneficiary in the authorizing resolution. Any other revenue sources not reported on lines 3a.-3i., should also be reported on Line 3j.

Enter on Line 3a(1) the full 100% of gross Tax Increment allocated prior to applicable pass through of funds and deductions for fees (refer to Sections 33401, 33446, & 33676). Compute the required minimum percentage (%) of gross Tax Increment and enter the amount on Line 3a(2)(A) or 3a(2)(B). Next, report the amount of Tax Increment set-aside before any exemption and/or deferral (if amount set-aside is less than required minimum (%), explain the difference). If any amount of Tax Increment was exempted or deferred, in addition to completing lines 3a(4) and/or 3a(5), complete Line 4 and/or Line 5. To determine the amount of Tax Increment deposited to the Housing Fund [Line 3a(6)], subtract allowable amounts exempted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount allocated to the Housing Fund [Line 3a(3)].

exe	mpted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amou	ant allocated to the Housing Fun	d [Line 3a(3)].	
a.	Tax Increment: (1) 100% of Gross Allocation:	\$ <u>1,285,599</u>		
	(2) Calculate only 1 set-aside amount: either (A) or (B) below			
	(A) 20% required by 33334.2 (Line 3a(1) x 20%):	\$ <u>257,120</u>		
	(B) 30% required by 33333.10(g) (Line 3a(1) x <u>30</u> %): (Senate Bill 211, Chapter 741, Statutes of 2001)	\$		
	* If, pursuant to Section 33334.3(i), less than the minimum Increment (see 3a(2) above) is being allocated from this the project area(s) contributing the difference. Explain a	n % of Gross Tax project area, identify		
	(4) Amount Exempted [Health & Safety Code Section 33334.2 (if there is an amount exempted, also complete question #4,)	
	(5) Amount Deferred [Health & Safety Code Section 33334.6] (if there is an amount deferred, also complete question #5, 1)	
	(6) Total deposit to the Housing Fund [result of Line 3a(3) thr	ough 3a(5)]:	\$ <u>257,120</u>	
b.	Interest Income:		\$9,198	
c.	Rental/Lease Income (combine amounts separately reported to	the SCO):	\$	
d.	Sale of Real Estate:		\$	
e.	Grants (combine amounts separately reported to the SCO):		\$	
f.	Bond Administrative Fees:		\$	
g.	Deferral Repayments (also complete Line 5c(2) on the next page	e):	\$	
h.	Loan Repayments:		\$	
i.	Debt Proceeds:		\$	
j.	Other Revenue(s) [Explain and identify amount(s)]:	•		
	Agency approved 5% voluntary housing set-aside	\$ 64,280	,	
	1	\$		
		\$	\$ 64,280	
k.	Total Project Area Receipts Deposited to Housing Fund (add l	ines 3a(6) 3j.):	\$ 330,598	

	gency Name: Redevelopment Agency of the City of Oakland Project Area Name: Agency of the City of Oakland Project Area Name: Agency of the City of Oakland Project Area Name: Agency Of the City of Oakland Project Area Name: Agency Of the City of Oakland Project Area Name: Agency Of the City of Oakland Project Area Name: Agency Of the City of Oakland Project Area Name: Agency Of the City of Oakland Project Area Name: Agency Of the City of Oakland Project Area Name: Agency Of the City of Oakland Project Area Name: Agency Of the City of Oakland Project Area Name: Agency Oakland Proj	com
		omplete the following information:
	Check only one of the Health and Safety Code Sections below (Note: An Annual Finding is re	quired to be submitted to HCD)
	Section 33334.2(a)(1): No need in community to increase/improve supply of lower or mo	derate income housing.
	Section 33334.2(a)(2): Less than the minimum set-aside % (20% or 30%) is sufficient to	meet the need.
	Section 33334.2(a)(3): Community is making substantial effort equivalent in value to min and has specific contractual obligations incurred before May 1, 1991 requiring continued to	
	Note: Pursuant to Section 33334.2(a)(3)(C), this exemption expired on June 30, contracts entered into prior to May 1, 1991 may not be subject to the exemption	
	Other: Specify code section and reason(s):	
b.	b. For any exemption claimed on Page 2, Line 3a(4) and/or Line 4a above, identify:	
	Date that <u>initial (1st) finding</u> was adopted:// Resolution # Date so	ent to HCD: / / yr
	Adoption date of <u>reporting year finding</u> :/ Resolution # Date s	
	eferral(s)	
5. a.		•
	Section 33334.6(d): Applicable to project areas approved before 1986 in which the require before September 1986 regarding needing tax increment to meet existing obligations. Exincurred after 1985, if net proceeds were used to refinance pre-1986 listed obligations.	
	Note: The deferral previously authorized by Section 33334.6(e) expired. It was allowable in each fiscal year prior to July 1, 1996 with certain restrictions.	only
	Other: Specify code Section and reason:	
b.	b. For any deferral claimed on Page 2, Line 3a(5) and/or Line 5a above, identify:	
	Date that initial (1st) finding was adopted: / / Resolution # Date so	ent to HCD:// modayyr
	Adoption date of reporting year finding: / / / Resolution # Date s	ent to HCD: / / day yr
c.	c. A deferred set-aside pursuant to Section 33334.6(d) constitutes indebtedness to the Housing of set-aside deferred over the reporting year and cumulatively as of the end of the reporting	
	Amount of Prior Amount <u>Deferred</u> Fiscal Year Amount <u>Deferred</u> This Reporting FY During Reporting FY	Cumulative Amount Deferred (Net of Any Amount(s) Repaid)
	(1) Last Reporting FY	\$
	(2) This Reporting FY \$	\$ * *
	* The cumulative amount of deferred set-aside should also be shown on HCD-0	C, Line 8a.
	If the prior FY cumulative deferral shown above differs from what was reported on the last HCD-C), indicate the amount of difference and the reason:	
	Difference: \$ Reason(s):	

Deferral(s) (continued)

5.

d. Section 33334.6(g) requires any agency which defers set-asides to adopt a plan to eliminate the deficit in subsequent years.

If this agency has deferred set-asides, has it adopted such a plan?

If yes, by what date is the deficit to be eliminated?

If yes, when was the original plan adopted for the claimed deferral?

o day yr

Identify Resolution # _____ Date Resolution sent to HCD

___/___/ no day yr

When was the <u>last amended</u> plan adopted for the claimed deferral?

mo day yr

Identify Resolution # _____ Date Resolution sent to HCD

mo day yr

Actual Project Area Households Displaced and Units and Bedrooms Lost Over Reporting Year:

6. a. Redevelopment Project Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3), report by income category the number of elderly and nonelderly households permanently displaced and the number of units and bedrooms removed or destroyed, over the reporting year, (refer to Section 33413 for unit and bedroom replacement requirements).

Number of Households/Units/Bedrooms

Project Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly		Ì			0
Households Permanently Displaced -Total			l		0
Units Lost (Removed or Destroyed) and Required to be Replaced			_		0
Bedrooms Lost (Removed or Destroyed) and Required to be Replaced					0
Above Moderate Units Lost That Agency is Not Required to Replace					0
Above Moderate Bedrooms Lost That Agency is Not Required to Replace					0

b. Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activities other than the destruction or removal of dwelling units and bedrooms reported on Line 6a, report by income category the number of elderly and nonelderly households permanently displaced over the reporting year:

Number of Households

Other Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly			_		0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced - Total			_		0

c. As required in Section 33413.5, identify, over the reporting year, each replacement housing plan required to be adopted before the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on lines 6a. and 6b.

Name of Agency Custodian

•

Date / / mo day yr

Name of Agency Custodian

Please attach a separate sheet of paper listing any additional housing plans adopted.

Agency Name: Redevelopment Agency of the City of Oakland	Project Area Name:	Acorn

Estimated Project Area Households to be Permanently Displaced Over Current Fiscal Year:

7. a. As required in Section 33080.4(a)(2) for a redevelopment project of the agency, estimate, over the current fiscal year, the number of elderly and nonelderly households, by income category, expected to be permanently displaced. (Note: actual displacements will be reported for the next reporting year on Line 6).

	Number of Households						
Project Activity	VL	L	М	AM	Total		
Households Permanently Displaced - Elderly					0		
Households Permanently Displaced - Non Elderly		1			0		
Households Permanently Displaced - Total					0		

b.	As required in Section 33413.5, for the current fiscal year, identify each replacement housing plan required to be adopted before
	the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported in 7a.

Date		<u>//</u>	Name of Agency Custodian	
	mo	day yr		
Date		//	Name of Agency Custodian	
	mo	day yr		•
		 -		

Please attach a separate sheet of paper listing any additional housing plans adopted.

Units Developed Inside the Project Area to Fulfill Requirements of Other Project Area(s)

8. Pursuant to Section 33413(b)(2)(A)(v), agencies may choose one or more project areas to fulfill another project area's requirement to construct new or substantially rehabilitate dwelling units, provided the agency conducts a public hearing and finds, based on substantial evidence, that the aggregation of dwelling units in one or more project areas will not cause or exacerbate racial, ethnic, or economic segregation.

Were any dwelling units in this project area developed to partially or completely satisfy another project area's requirement to construct
new or substantially rehabilitate dwelling units?

☐ NO.								
☑ Yes. Date <u>initial</u> finding was adopted?				Resolution #	n/a	Date sent to HCD:	 //	1
	mo	dav	vr				day	

Number of Dwelling Units						
VL	L	М	Total			
24	36		60			
			<u> </u>			
<u> </u>			<u> </u>			
			 			
			 			
			+			
-	ļ		+			
			-			
	 		+			
	VL	VL L	VL L M			

Sales of Owner-Occupied Units Inside the Project Area Prior to the Expiration of Land Use Controls

- Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, to the unit sold.
 - a. Sales. Did the agency permit the sale of any owner-occupied units during the reporting year?

VINo						
∐Yes	\$	← Total Proceeds From Sales Over Reporting Year]	Numbe	r of Un	its
	SALES		VL	L	M	Total
	Units Sold Over Repo	rting Year				

b.

Equal UNo	<u>Inits.</u> Were reporting year	ar funds spent to make units equal in affordability to units sold o	ver the la	st three	reportin	g years?
∐Yes	\$	← Total LMIHF Spent On Equal Units Over Reporting Year		Numbe	er of Un	nits
	SALES		VL	L	M	Total
	Units Made Equal Th	is Reporting Yr to Units Sold Over This Reporting Yr				
	Units Made Equal Th	is Reporting Yr to Units Sold One Reporting Yr Ago				
	Units Made Equal Th	is Reporting Yr to Units Sold Two Reporting Yrs Ago				
	Units Made Equal Th	is Reporting Yr to Units Sold Three Reporting Yrs Ago				

Affordable Units to be Constructed Inside the Project Area Within Two Years

10. Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

DO NOT REPORT ANY UNITS ON THIS SCHEDULE A THAT ARE REPORTED ON OTHER HCD-As, B, OR Ds.

<u>Col A</u> Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL	L	М	Total
No scheduled units.								

Please attach a separate sheet of paper to list additional information.

SCHEDULE HCD-A Inside Project Area Activity

for Fiscal Year that Ended 06 / 30 /2009

Ag	ency	Name: Redevelopment Agency of the City of Oakland	Project Area Name: <u>Broadway/MacArthur/San Pablo</u>
Pre	parei	r's Name, Title: <u>Jeffrey P. Levin, Hsg & Policy Program Coord.</u>	Preparer's E-Mail Address: jplevin@oaklandnet.com
Pre	parei	r's Telephone No:510-238-6188	Preparer's Facsimile No:510-238-3691
		GENERAL INFO	PRMATION
1.	Pro	ject Area Information	•
	a.	 Year 1st plan for project area was adopted: 2000 / Year that plan was last amended (if applicable): N/A Was plan amended after 2001 to extend time limits per Ser Current expiration of plan: 07 / 25 mo 0 	
	b.	If project area name has changed, give previous name(s) or num	nber: <u>N/A</u>
	c.	Year(s) of any mergers of the project area: _N/A_,,	
		Identify former project areas that merged: N/A	
	d.	Year(s) project area plan was amended involving real property	that either:
		(1) Added property to plan: <u>N/A</u> ,,,,,	_
		(2) Removed property from plan: <u>N/A</u> , , , , ,	_
2.	Aff	ordable Housing Replacement and/or Inclusionary or Production	Requirements (Section 33413).
	requ 334	-1976 project areas not subsequently amended after 1975: Pursu uirements apply to dwelling units destroyed or removed after 1991 to a project area plan adopted before 1976. If the agency has the resolution and the applicable Section 33413 requirements add	25. The Agency can choose to apply all or part of Section elected to apply all or part of Section 33413, provide the date
	Dat	re:// Resolution Scope (applicable Section mo day yr	on 33413 requirements):
		st-1975 project areas and geographic areas added by amendment lusionary or production requirements of Section 33413 apply.	after 1975 to pre-1976 project areas: Both replacement and
	NO	TE:	
	A	counts to report on UCD A lines 3a(1). 3h 3f and 3i can be t	alian from what is renewted to the State Controllaria

Amounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can be taken from what is reported to the State Controller's Office (SCO) on the Statement of Income and Expenditures as part of the Redevelopment Agency's Financial Transactions Report, except for the reclassifying of Transfers-In from Internal Funds and the reporting of Other Sources as discussed below:

Transfers-In from other internal funds: Report the amount of transferred funds on applicable HCD-A, lines 3a-j. For example, report the amount transferred from the Debt Service Fund to the Housing Fund for the deposit of the required set-aside percentage/amount by reporting gross tax increment on HCD-A, Line 3a(1) and report the Housing Fund's share of expenditures for debt service on HCD-C, Line 4c. <u>Do not report "net" funds transferred from the Debt Service Fund on HCD-A, Line 3a(3) when reporting debt service expenditures on HCD-C, Line 4c.</u>

Other Sources: Non-GAAP (Generally Acceptable Accounting Principles) revenues such as from land sales for those agencies using the Land Held for Resale method to record land sales should be reported on HCD-A Line 3d. Housing fund receipts for the repayment of loan principal should be included on HCD-A Line 3h.

Project Area Housing Fund Revenues and Other Sources

3. Report all revenues and other sources of funds from this project area which accrued to the Housing Fund over the reporting year. Any income related to agency-assisted housing located outside the project area(s) should be reported as "Other Revenue" on Line 3j. (of this Schedule A), if this project area is named as beneficiary in the authorizing resolution. Any other revenue sources not reported on lines 3a.-3i., should also be reported on Line 3j.

Enter on Line 3a(1) the full 100% of gross Tax Increment allocated prior to applicable pass through of funds and deductions for fees (refer to Sections 33401, 33446, & 33676). Compute the required minimum percentage (%) of gross Tax Increment and enter the amount on Line 3a(2)(A) or 3a(2)(B). Next, report the amount of Tax Increment set-aside before any exemption and/or deferral (if amount set-aside is less than required minimum (%), explain the difference). If any amount of Tax Increment was exempted or deferred, in addition to completing lines 3a(4) and/or 3a(5), complete Line 4 and/or Line 5. To determine the amount of Tax Increment deposited to the Housing Fund [Line 3a(6)], subtract allowable amounts exempted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount allocated to the Housing Fund [Line 3a(3)].

	x Increment: 100% of <u>Gross Allocation</u> :	\$ 5,913,391			
(2)	Calculate only 1 set-aside amount: either (A) or (B) belo	w:			
	(A) 20% required by 33334.2 (Line 3a(1) x <u>20</u> %):	\$ <u>1,182,678</u>			
	(B) 30% required by 33333.10(g) (Line 3a(1) x <u>30</u> %): (Senate Bill 211, Chapter 741, Statutes of 2001)	\$			
(3)	Amount of set-aside (Line 3a(2)) allocated to Housing Fu	ınd	\$ <u>1,182,678</u> *		
	* If, pursuant to Section 33334.3(i), less than the minimu Increment (see 3a(2) above) is being allocated from thi the project area(s) contributing the difference. Explain	s project area, id	entify		
	Amount Exempted [Health & Safety Code Section 33334 (if there is an amount exempted, also complete question # Amount Deferred [Health & Safety Code Section 33334.)	4, next page):	(\$		
(3)	(if there is an amount deferred, also complete question #5		(\$		
(6)	Total deposit to the Housing Fund [result of Line 3a(3) to	hrough 3a(5)]:		\$_	1,182,678
Int	erest Income:			\$	42,310
Re	ntal/Lease Income (combine amounts separately reported t	o the SCO):		\$	<u> </u>
Sa	e of Real Estate:			\$	=
Gr	ants (combine amounts separately reported to the SCO):			\$	<u> </u>
Во	nd Administrative Fees:			\$	
De	ferral Repayments (also complete Line 5c(2) on the next pa	ige):		\$	
Lo	an Repayments:			\$	
De	bt Proceeds:			\$	
Ot	ner Revenue(s) [Explain and identify amount(s)]:				
A	gency approved 5% voluntary housing set-aside	\$	295,670		
_		\$			
		\$	• • • • • • • • • • • • • • • • • • • •	\$	295,670
	otal Project Area Receipts Deposited to Housing Fund (add			-	

\$ * (2) This Reporting FY \$ \$

* The cumulative amount of deferred set-aside should also be shown on HCD-C, Line 8a.

If the prior FY cumulative deferral shown above differs from what was reported on the last HCD report (HCD-A and HCD-C), indicate the amount of difference and the reason:

Difference: \$	Reason(s):

Deferral(s) (continued)

).				
d.	Section 33334.6(g) requires any agency which defers set-asides to	adopt a plan to	eliminate the de	ficit in subsequent years
	If this agency has deferred set-asides, has it adopted such a plan?	Yes \square	No 🗌	
	If yes, by what date is the deficit to be eliminated?	/		

If yes, when was the <u>original</u> plan adopted for the claimed deferral?

/ /
mo day yr

Identify Resolution # Date Resolution sent to HCD / / mo day yr

When was the <u>last amended</u> plan adopted for the claimed deferral?

Identify Resolution # Date Resolution sent to HCD / / mo day

Actual Project Area Households Displaced and Units and Bedrooms Lost Over Reporting Year:

6. a. Redevelopment Project Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3), report by income category the number of elderly and nonelderly households permanently displaced and the number of units and bedrooms removed or destroyed, over the reporting year, (refer to Section 33413 for unit and bedroom replacement requirements).

	Number of Households/Units/Bedrooms							
Project Activity	VL	L	M	AM	Total			
Households Permanently Displaced - Elderly					0			
Households Permanently Displaced - Non Elderly					0			
Households Permanently Displaced -Total					0			
Units Lost (Removed or Destroyed) and Required to be Replaced			1		0			
Bedrooms Lost (Removed or Destroyed) and Required to be Replaced	<u> </u>				0			
Above Moderate Units Lost That Agency is Not Required to Replace					0			
Above Moderate Bedrooms Lost That Agency is Not Required to Replace					0			

b. Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activities other than the destruction or removal of dwelling units and bedrooms reported on Line 6a, report by income category the number of elderly and nonelderly households permanently displaced over the reporting year:

	Number of Households								
Other Activity	VL VL	L	M	AM	Total				
Households Permanently Displaced - Elderly					0				
Households Permanently Displaced - Non Elderly					0				
Households Permanently Displaced - Total					0				

c. As required in Section 33413.5, identify, <u>over the reporting year</u>, each replacement housing plan required to be adopted before the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on lines 6a. and 6b.

Date	/	/_		Name of Agency Custodian
	mo	day	yr	
Date	/_	/		Name of Agency Custodian
	mo	day	yr	

Please attach a separate sheet of paper listing any additional housing plans adopted.

Number of Dwelling Units

Estimated Project Area Households to be Permanently Displaced Over Current Fiscal Year:

7. a. As required in Section 33080.4(a)(2) for a redevelopment project of the agency, estimate, over the current fiscal year, the number of elderly and nonelderly households, by income category, expected to be permanently displaced. (Note: actual displacements will be reported for the next reporting year on Line 6).

	Number of Households							
Project Activity	VL	L	M	AM	Total			
Households Permanently Displaced - Elderly					0			
Households Permanently Displaced - Non Elderly					0			
Households Permanently Displaced - Total					0			

b.	_					ach replacement housing plan required to be adopted before units and bedrooms impacting the households reported in 7a
	Date	mo	dav	/	Name of Agency Custodian	
	Date	mo	day	/	Name of Agency Custodian	
		[Please	attach a se	parate sheet of paper listing any addi	tional housing plans adopted.

Units Developed Inside the Project Area to Fulfill Requirements of Other Project Area(s)

8. Pursuant to Section 33413(b)(2)(A)(v), agencies may choose one or more project areas to fulfill another project area's requirement to construct new or substantially rehabilitate dwelling units, provided the agency conducts a public hearing and finds, based on substantial evidence, that the aggregation of dwelling units in one or more project areas will not cause or exacerbate racial, ethnic, or economic segregation.

Were any dwelling units in this project area developed to partially or completely satisfy another project area's requirement to construct new or substantially rehabilitate dwelling units?

☑ No.								
☐ Yes. Date <u>initial</u> finding was adopted?	/	/		Resolution #	Date sent to HCD:		/	
	mo	day	yr		_	mo	day	yr

Name of Other Project Area(s)	VL	L	M	Total
				·

Sales of Owner-Occupied Units Inside the Project Area Prior to the Expiration of Land Use Controls

- 9. Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, to the unit sold.
 - a. Sales. Did the agency permit the sale of any owner-occupied units during the reporting year?

☑No						
∐Yes	\$	← Total Proceeds From Sales Over Reporting Year]	Numbe	r of Un	nits
	SALES		VL	L	M	Total
	Units Sold Over Rep	porting Year				

b. Equal Units. Were reporting year funds spent to make units equal in affordability to units sold over the last three reporting years?

✓ No

✓ Yes

← Total LMIHF Spent On Equal Units Over
Reporting Year

SALES

VL L M Total
Units Made Equal This Reporting Yr to Units Sold Over This Reporting Yr

-	1		
		M	Total
T			
-			

Affordable Units to be Constructed Inside the Project Area Within Two Years

10. Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

DO NOT REPORT ANY UNITS ON THIS SCHEDULE A THAT ARE REPORTED ON OTHER HCD-As, B, OR Ds.

Col A Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL	L	М	Total
No scheduled units.								

Please attach a separate sheet of paper to list additional information.

SCHEDULE HCD-A

Inside Project Area Activity

for Fiscal Year that Ended 06 / 30 /2009

Ag	ency Name: Redevelopment Agency of the City of Oakland	Project Area Name: <u>Central City East</u>
Pre	parer's Name, Title: Jeffrey P. Levin, Hsg & Policy Program Coor	d. Preparer's E-Mail Address: jplevin@oaklandnet.com
Pre	parer's Telephoné No:510-238-6188	Preparer's Facsimile No: <u>510-238-3691</u>
	GENERAL IN	EODM A TION
1.	Project Area Information	FORMATION
	a. 1. Year 1 st plan for project area was adopted: 2003 2. Year that plan was last amended (if applicable): 2006 3. Was plan amended after 2001 to extend time limits per 4. Current expiration of plan: 07 / . mo	Senate Bill 211 (Chapter 741, Statutes of 2001)? Yes No_X_29 / 2033_
	b. If project area name has changed, give previous name(s) or r	number: N/A ·
	c. Year(s) of any mergers of the project area: N/A, , , , Identify former project areas that merged: N/A	
	 d. Year(s) project area plan was amended involving real proper (1) Added property to plan: N/A , , , , , , (2) Removed property from plan: N/A , , , , , , , 	<u> </u>
2.	Affordable Housing Replacement and/or Inclusionary or Product	ion Requirements (Section 33413).
	Pre-1976 project areas not subsequently amended after 1975: Purequirements apply to dwelling units destroyed or removed after 33413 to a project area plan adopted before 1976. If the agency of the resolution and the applicable Section 33413 requirements a	1995. The Agency can choose to apply all or part of Section has elected to apply all or part of Section 33413, provide the date
	Date:/ Resolution Scope (applicable Se	ction 33413 requirements):
	Post-1975 project areas and geographic areas added by amendme inclusionary or production requirements of Section 33413 apply.	nt after 1975 to pre-1976 project areas: Both replacement and
	NOTE:	
	Amounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can be Office (SCO) on the Statement of Income and Expenditures a Transactions Report, except for the reclassifying of Transfers Sources as discussed below:	s part of the Redevelopment Agency's Financial
	Transfers-In from other internal funds: Report the amoun	t of transferred funds on applicable HCD-A,

Transfers-In from other internal funds: Report the amount of transferred funds on applicable HCD-A, lines 3a-j. For example, report the amount transferred from the Debt Service Fund to the Housing Fund for the deposit of the required set-aside percentage/amount by reporting gross tax increment on HCD-A, Line 3a(1) and report the Housing Fund's share of expenditures for debt service on HCD-C, Line 4c. Do not report "net" funds transferred from the Debt Service Fund on HCD-A, Line 3a(3) when reporting debt service expenditures on HCD-C, Line 4c.

Other Sources: Non-GAAP (Generally Acceptable Accounting Principles) revenues such as from land sales for those agencies using the Land Held for Resale method to record land sales should be reported on HCD-A Line 3d. Housing fund receipts for the repayment of loan principal should be included on HCD-A Line 3h.

Project Area Housing Fund Revenues and Other Sources

3. Report all revenues and other sources of funds from this project area which accrued to the Housing Fund over the reporting year. Any income related to agency-assisted housing located outside the project area(s) should be reported as "Other Revenue" on Line 3j. (of this Schedule A), if this project area is named as beneficiary in the authorizing resolution. Any other revenue sources not reported on lines 3a.-3i., should also be reported on Line 3j.

Enter on Line 3a(1) the full 100% of gross Tax Increment allocated prior to applicable pass through of funds and deductions for fees (refer to Sections 33401, 33446, & 33676). Compute the required minimum percentage (%) of gross Tax Increment and enter the amount on Line 3a(2)(A) or 3a(2)(B). Next, report the amount of Tax Increment set-aside before any exemption and/or deferral (if amount set-aside is less than required minimum (%), explain the difference). If any amount of Tax Increment was exempted or deferred, in addition to completing lines 3a(4) and/or 3a(5), complete Line 4 and/or Line 5. To determine the amount of Tax Increment deposited to the Housing Fund [Line 3a(6)], subtract allowable amounts exempted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount allocated to the Housing Fund [Line 3a(3)].

exer a.	Tax	ed [Line 3a(4)] or deferred [Line 3a(5)] from the actual amog a Increment:		_	յ [բաշ 3	a(3)].
		100% of Gross Allocation:	\$ <u>23,197,873</u>	<u>3</u>		
	(2)	Calculate only 1 set-aside amount: either (A) or (B) below	V;			
		(A) 20% required by 33334.2 (Line 3a(1) x <u>20</u> %):	\$ <u>4,639,575</u>	5		
		(B) 30% required by 33333.10(g) (Line 3a(1) x <u>30</u> %): (Senate Bill 211, Chapter 741, Statutes of 2001)	\$			
	(3)	Amount of set-aside (Line 3a(2)) allocated to Housing Fur	nd	\$ <u>4,639,575</u>	<u>*</u>	
		* If, pursuant to Section 33334.3(i), less than the minimum Increment (see 3a(2) above) is being allocated from this the project area(s) contributing the difference. Explain	project area, ic	dentify	,	
	` ,	Amount Exempted [Health & Safety Code Section 33334. (if there is an amount exempted, also complete question #	4, next page):	(\$		
	(5)	Amount Deferred [Health & Safety Code Section 33334.6 (if there is an amount deferred, also complete question #5,		(\$		
	(6)	Total deposit to the Housing Fund [result of Line 3a(3) th	rough 3a(5)]:		\$_	4,639,575
b.	Inte	erest Income:			\$_	307,524
c.	Ren	ntal/Lease Income (combine amounts separately reported to	the SCO):		\$_	
d.	Sale	e of Real Estate:			\$_	
e.	Gra	nts (combine amounts separately reported to the SCO):			\$_	
f.	Bor	nd Administrative Fees:			\$_	
g.	Def	Perral Repayments (also complete Line 5c(2) on the next page	ge):		\$_	
h.	Loa	n Repayments:			\$_	
i.	Del	ot Proceeds:			\$_	
j.	Oth	er Revenue(s) [Explain and identify amount(s)]:				
	A	gency approved 5% voluntary housing set-aside	\$	1,159,894		
			\$			
			\$		\$	1,159,894
k.	— Т	otal Project Area Receipts Deposited to Housing Fund (add	lines 3a(6) - 3	;)·	\$	6,106,993

_	-	Name: Redevelopment Agency of the C	ity of Oakland	Project Area Name:	Central City East	
		ion(s) If an exemption was claimed on Page 2,	Line 3a(4) to deposit less	than the required amount	complete the following information	tion
		Check only one of the Health and Safety	•	-	· -	
		Section 33334.2(a)(1): No need in	•		•	
		Section 33334.2(a)(2): Less than th	•		_	
		Section 33334.2(a)(3): Community	·	•		%)
		and has specific contractual obligation	ons incurred before May	1, 1991 requiring continu	ed use of this funding.	
		Note: Pursuant to Section 33 contracts entered into prior t				
		Other: Specify code section and rea	ason(s):			,
1	b.	For any exemption claimed on Page 2, L	ine 3a(4) and/or Line 4a a	above, identify:	-	
		Date that initial (1st) finding was adopted	i:/ R	esolution # Dat	e sent to HCD://_	
			• •		· ·	
		Adoption date of reporting year finding:	mo day yr	Da	mo day	уr
<u>Defe</u>				1 1 77 14 1		
). ;	a.	Specify the authority for deferring any set Section 33334.6(d): Applicable to			•	`
		before September 1986 regarding no incurred after 1985, if net proceeds	eeding tax increment to m	eet existing obligations. I		
		Note: The deferral previousl allowable in each fiscal year	•	, , _	as only	
•		Other: Specify code Section and re	ason:			
ı		For any deferral claimed on Page 2, Line		-		
		Date that initial (1 st) finding was adopted	d: / / R	esolution # Dat	e sent to HCD://	vr
		Adoption date of reporting year finding:	/		te sent to HCD://_	
		A defermed : 1 4.5 Co. 4:	mo day yr		•	yr
•		A deferred set-aside pursuant to Section of set-aside deferred over the reporting				n(s
				Amount of Prior	Cumulative Amount	
		Fiscal Year	Amount <u>Deferred</u> This Reporting FY	Deferrals Repaid During Reporting FY	Deferred (Net of Any Amount(s) Repaid)	
		(1) Last Reporting FY			\$	
		(2) This Reporting FY	\$	\$	\$*	
		* The cumulative amount of	of deferred set-aside shou	ild also be shown on HC.	D-C, Line 8a.	
		If the prior FY cumulative deferral sho	 			
		HCD-C), indicate the amount of differ				
		Difference: \$ Reas	son(s):		 -	

Deferral(s) (continued)

5.

d. Section 33334.6(g) requires any agency which defers set-asides to adopt a plan to eliminate the deficit in subsequent years.

If this agency has deferred set-asides, has it adopted such a plan?	Yes	No 🗌
If yes, by what date is the deficit to be eliminated?	/	/
	mo day	yr
If yes, when was the original plan adopted for the claimed deferral?	/	
	mo day	yr
Identify Resolution # Date Resolution sent to HCD	/	_/
	mo day	yr
When was the <u>last amended</u> plan adopted for the claimed deferral?	/	_/
	mo day	yr

Actual Project Area Households Displaced and Units and Bedrooms Lost Over Reporting Year:

Identify Resolution # Date Resolution sent to HCD

6. a. Redevelopment Project Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3), report by income category the number of elderly and nonelderly households permanently displaced and the number of units and bedrooms removed or destroyed, over the reporting year, (refer to Section 33413 for unit and bedroom replacement requirements).

Number of Households/Units/Bedrooms **Project Activity** AM Total Households Permanently Displaced - Elderly 0 Households Permanently Displaced - Non Elderly 0 Households Permanently Displaced -Total 0 Units Lost (Removed or Destroyed) and Required to be Replaced 0 Bedrooms Lost (Removed or Destroyed) and Required to be Replaced 0 Above Moderate Units Lost That Agency is Not Required to Replace 0 Above Moderate Bedrooms Lost That Agency is Not Required to Replace

b. Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activities other than the destruction or removal of dwelling units and bedrooms reported on Line 6a, report by income category the number of elderly and nonelderly households permanently displaced over the reporting year:

Number of HouseholdsOther ActivityVLLMAMTotalHouseholds Permanently Displaced - Elderly0Households Permanently Displaced - Non Elderly0

c. As required in Section 33413.5, identify, <u>over the reporting year</u>, each replacement housing plan required to be adopted before the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on lines 6a, and 6b.

Date		<u>//</u>		Name of Agency Custodian
	mo	day	yr	
Date		//		Name of Agency Custodian
	mo	day	yr	

Please attach a separate sheet of paper listing any additional housing plans adopted.

Households Permanently Displaced - Total

Sch A (9/21/09)

Agency Name: Redevelopment Agency of the City of Oakland Project Area Name: Central City East

Sales of Owner-Occupied Units Inside the Project Area Prior to the Expiration of Land Use Controls

9. Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, to the unit sold.

a.	Sales.	Did the agency pe	rmit the sale of any owner-occupied units during the reporting year?				
	ØNo		· · · · · · · · · · · · · · · · · · ·				
	∐Yes	\$	← Total Proceeds From Sales Over Reporting Year	7	Numbe	er of U	nits
		SALES		VL	L	M	Total
		Units Sold Ove	er Reporting Year				

b. <u>Equal I</u> No		ear funds spent to make units equal in affordability to units sold o	ver the la	st three	reportii	ng years?
□Yes	\$	← Total LMIHF Spent On Equal Units Over Reporting Year		Numbe	er of U	nits
	SALES	``	VL	L	М	Total
	Units Made Equal T	his Reporting Yr to Units Sold Over This Reporting Yr				
	Units Made Equal T	his Reporting Yr to Units Sold One Reporting Yr Ago				
	Units Made Equal T	his Reporting Yr to Units Sold Two Reporting Yrs Ago				
	Unite Made Found T	his Panarting Vr to Units Sold Three Panarting Vrs Age	ĺ			

Affordable Units to be Constructed Inside the Project Area Within Two Years

10. Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

DO NOT REPORT ANY UNITS ON THIS SCHEDULE A THAT ARE REPORTED ON OTHER HCD-As, B, OR Ds.

Col A Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL	L	M	Total
Hugh Taylor House	3/17/09	3/31/10		\$1,222,000	42			43
			,				i i	
								Ī

Please attach a separate sheet of paper to list additional information.

¹ Rehabilitation of existing affordable housing. California Redevelopment Agencies – Fiscal Year 2008-2009 Sch A (9/21/09)

SCHEDULE HCD-A

Inside Project Area Activity

for Fiscal Year that Ended 06 / 30 /2009

Ag	ency Name: Redevelopment Agency of the City of Oakland	Project Area Name: <u>Central District</u>
Pre	parer's Name, Title: Jeffrey P. Levin, Hsg & Policy Program Coord	Preparer's E-Mail Address: jplevin@oaklandnet.com
Pre	parer's Telephone No: 510-238-6188	Preparer's Facsimile No: <u>510-238-3691</u>
	GENERAL INF	ORMATION
1.	Project Area Information	•
		enate Bill 211 (Chapter 741, Statutes of 2001)? Yes X No day yr
	b. If project area name has changed, give previous name(s) or nu	mber: <u>N/A</u>
	c. Year(s) of any mergers of the project area: <u>N/A</u> ,	
	Identify former project areas that merged: N/A	
	d. Year(s) project area plan was amended involving real property	y that either:
	(1) Added property to plan: 2001,	
	(2) Removed property from plan: N/A , , ,	
2.	Affordable Housing Replacement and/or Inclusionary or Production	on Requirements (Section 33413).
	Pre-1976 project areas not subsequently amended after 1975: Pure requirements apply to dwelling units destroyed or removed after 193413 to a project area plan adopted before 1976. If the agency has of the resolution and the applicable Section 33413 requirements act Date:// Resolution Scope (applicable Section 2015).	995. The Agency can choose to apply all or part of Section as elected to apply all or part of Section 33413, provide the date
	mo day yr	
	Post-1975 project areas and geographic areas added by amendmen	at after 1975 to pre-1976 project areas: Both replacement and
	inclusionary or production requirements of Section 33413 apply.	
	NOTE:	
	Amounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can be Office (SCO) on the Statement of Income and Expenditures as Transactions Report, except for the reclassifying of Transfers-Sources as discussed below:	part of the Redevelopment Agency's Financial
	Transfers-In from other internal funds: Report the amount	

lines 3a-j. For example, report the amount transferred from the Debt Service Fund to the Housing Fund for the deposit of the required set-aside percentage/amount by reporting gross tax increment on HCD-A, Line 3a(1) and report the Housing Fund's share of expenditures for debt service on HCD-C, Line 4c. Do not report "net" funds transferred from the Debt Service Fund on HCD-A, Line 3a(3) when reporting debt service expenditures on HCD-C, Line 4c.

Other Sources: Non-GAAP (Generally Acceptable Accounting Principles) revenues such as from land sales for those agencies using the Land Held for Resale method to record land sales should be reported on HCD-A Line 3d. Housing fund receipts for the repayment of loan principal should be included on HCD-A Line 3h.

Project Area Housing Fund Revenues and Other Sources

3. Report all revenues and other sources of funds from this project area which accrued to the Housing Fund over the reporting year. Any income related to agency-assisted housing located outside the project area(s) should be reported as "Other Revenue" on Line 3j. (of this Schedule A), if this project area is named as beneficiary in the authorizing resolution. Any other revenue sources not reported on lines 3a.-3i., should also be reported on Line 3j.

Enter on Line 3a(1) the full 100% of gross Tax Increment allocated prior to applicable pass through of funds and deductions for fees (refer to Sections 33401, 33446, & 33676). Compute the required minimum percentage (%) of gross Tax Increment and enter the amount on Line 3a(2)(A) or 3a(2)(B). Next, report the amount of Tax Increment set-aside before any exemption and/or deferral (if amount set-aside is less than required minimum (%), explain the difference). If any amount of Tax Increment was exempted or deferred, in addition to completing lines 3a(4) and/or 3a(5), complete Line 4 and/or Line 5. To determine the amount of Tax Increment deposited to the Housing Fund [Line 3a(6)], subtract allowable amounts exempted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount allocated to the Housing Fund [Line 3a(3)].

To	otal Project Area Receipts Deposited to Housing Fund (add	lines 3a(6) -	3i)·	\$	15,546,815
		\$		\$	2,588,888
		\$ 	<u> </u>		
Ag	gency approved 5% voluntary housing set-aside	\$	2,588,888		
	er Revenue(s) [Explain and identify amount(s)]:				
Deb	ot Proceeds:			\$	
Loa	n Repayments:			\$	622,904
Def	erral Repayments (also complete Line 5c(2) on the next pa	ge):		\$	
Bon	nd Administrative Fees:				
Gra	nts (combine amounts separately reported to the SCO):			\$	
Sale	e of Real Estate:			\$	
Ren	stal/Lease Income (combine amounts separately reported to	o the SCO):		\$	
Inte	rest Income:			\$	1,979,470
(6)	Total deposit to the Housing Fund [result of Line 3a(3) the	rough 3a(5)]:		\$_	10,355,553
(5)	Amount Deferred [Health & Safety Code Section 33334.6 (if there is an amount deferred, also complete question #5		(\$		
	Amount Exempted [Health & Safety Code Section 33334 (if there is an amount exempted, also complete question #	4, next page):	(\$		
			<u> </u>		
	* If, pursuant to Section 33334.3(i), less than the minimu Increment (see 3a(2) above) is being allocated from this the project area(s) contributing the difference. Explain	s project area,	identify		
(3)	Amount of set-aside (Line 3a(2)) allocated to Housing Fu	nd	\$ <u>10,355,55</u>	<u>53</u> *	
	(B) 30% required by 33333.10(g) (Line 3a(1) x <u>30</u> %): (Senate Bill 211, Chapter 741, Statutes of 2001)	\$	•		
	(A) 20% required by 33334.2 (Line 3a(1) x <u>20</u> %):	\$ <u>10,355,5</u>	<u>53</u>		
(2)	Calculate only 1 set-aside amount: either (A) or (B) below	w:			
	Increment: 100% of Gross Allocation:	\$ <u>51,777,76</u>	<u> </u>		
Tax (1)	Increment: 100% of <u>Gro</u>	ss Allocation:	ss Allocation: \$51,777,76	ss Allocation: \$ <u>51,777,763</u>	

-	-	Name: Redevelopment Agency of the C	<u> City of Oakland</u>	Project Area Name:	Central District	
		ion(s) , If an exemption was claimed on Page 2,	Line 3a(4) to deposit less	than the required amount	, complete the follo	wing information
		Check only one of the Health and Safety				
		Section 33334.2(a)(1): No need in	community to increase/im	prove supply of lower or	moderate income h	ousing.
		Section 33334.2(a)(2): Less than the	ne minimum set-aside % (2	20% or 30%) is sufficient	to meet the need.	
		Section 33334.2(a)(3): Community and has specific contractual obligat				
		Note: Pursuant to Section 3.	<u>.</u>	<u> </u>		15.
		contracts entered into prior				
		Other: Specify code section and re	ason(s):			
b).	For any exemption claimed on Page 2, I	Line 3a(4) and/or Line 4a a	bove, identify:		
		Date that initial (1st) finding was adopte	d:/ R	esolution # Dat	te sent to HCD:	<u> </u>
			• •			• •
		Adoption date of reporting year finding	mo day yr	esolution # Da	m	io day yr
<u>Defer</u>						
5. a	١.	Specify the authority for deferring any s		_	-	
		Section 33334.6(d): Applicable to before September 1986 regarding n incurred after 1985, if net proceeds	eeding tax increment to me	eet existing obligations.		
		Note: The deferral previous			vec only	
		allowable in each fiscal year			vas only	
		Other: Specify code Section and re	eason:			
		•				
ь		For any deferral claimed on Page 2, Lin	. ,	•		
		Date that initial (1 st) finding was adopted	d: / / R	esolution # Dat	te sent to HCD:	/ / / vr
		Adoption date of reporting year finding:	mo day yr	esolution ii Da	m	o day yr
c		A deferred set-aside pursuant to Sectio of set-aside deferred over the reporting				rize the amount(
				Amount of Prior	Cumulative A	mount
		Figure 1 Vector	Amount <u>Deferred</u>	Deferrals Repaid	Deferred (Net	- 1
		Fiscal Year	This Reporting FY	During Reporting FY		:paid)
		(1) Last Reporting FY		!! !\	\$	
		(2) This Reporting FY	\$	\$	\$ *	*
		* The cumulative amount	of deferred set-aside shou	ld also be shown on HC	D-C, Line 8a.	
		If the prior FY cumulative deferral sh HCD-C), indicate the amount of diffe		hat was reported on the	last HCD report (H	CD-A and
		Difference: \$ Rea	son(s):			

If yes, by what date is the deficit to be eliminated?

Deferral(s) (continued)

5.

Section 33334.6(g) requires any agency which defers set-asides to adopt a plan to eliminate the deficit in subsequent years. Yes \square

If this agency has deferred set-asides, has it adopted such a plan?

If yes, when was the original plan adopted for the claimed deferral?

Identify Resolution # Date Resolution sent to HCD

When was the last amended plan adopted for the claimed deferral?

Identify Resolution # _____ Date Resolution sent to HCD

Actual Project Area Households Displaced and Units and Bedrooms Lost Over Reporting Year:

Redevelopment Project Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3), report by income category the number of elderly and nonelderly households permanently displaced and the number of units and bedrooms removed or destroyed, over the reporting year, (refer to Section 33413 for unit and bedroom replacement requirements).

Number of Households/Units/Bedrooms

Project Activity	VL	L	M	AM .	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly	•			_	0
Households Permanently Displaced -Total					0
Units Lost (Removed or Destroyed) and Required to be Replaced					0
Bedrooms Lost (Removed or Destroyed) and Required to be Replaced					0
Above Moderate Units Lost That Agency is Not Required to Replace					0
Above Moderate Bedrooms Lost That Agency is Not Required to Replace					0

b. Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activities other than the destruction or removal of dwelling units and bedrooms reported on Line 6a, report by income category the number of elderly and nonelderly households permanently displaced over the reporting year:

Number of Households

Other Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced - Total					0

As required in Section 33413.5, identify, over the reporting year, each replacement housing plan required to be adopted before the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on lines 6a. and 6b.

Date

Vame	of Age	ncy Cu	stodian
	_	-	

Name of Agency Custodian

Date		/	/_	
	mo	day		yr

Please attach a separate sheet of paper listing any additional housing plans adopted.

Sales of Owner-Occupied Units Inside the Project Area Prior to the Expiration of Land Use Controls

9. Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, to the unit sold.

a.	Sales. Did the agency pe	rmit the sale of any owner-occupied units during the reporting year?				
	☑No ·					
	☐Yes \$	← Total Proceeds From Sales Over Reporting Year		Numbe	r of Un	its
	SALES		VL	L	M	Tota

	Units Sold Over Repo	orting Year		<u></u>		
Equal U ✓No	Inits. Were reporting yea	r funds spent to make units equal in affordability to units sold o	ver the la	st three	reportin	ig years?
□Yes	\$	← Total LMIHF Spent On Equal Units Over Reporting Year		Numbe	r of Ui	nits
	SALES		VL	L	M	Total
	Units Made Equal Thi	s Reporting Yr to Units Sold Over This Reporting Yr				
	Units Made Equal Thi	s Reporting Yr to Units Sold One Reporting Yr Ago				
	Units Made Equal Thi	s Reporting Yr to Units Sold Two Reporting Yrs Ago				

Affordable Units to be Constructed Inside the Project Area Within Two Years

b.

10. Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

Units Made Equal This Reporting Yr to Units Sold Three Reporting Yrs Ago

DO NOT REPORT ANY UNITS ON THIS SCHEDULE A THAT ARE REPORTED ON OTHER HCD-As, B, OR Ds.

Col A Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL	L	M	Total
No scheduled units.								

Please attach a separate sheet of paper to list additional information.

SCHEDULE HCD-A

Inside Project Area Activity

for Fiscal Year that Ended 06 / 30 /2009

Ag	gency Name: Redevelopment Agency of the City of Oakland	Project Area Name: Coliseum
Pre	eparer's Name, Title: <u>Jeffrey P. Levin, Hsg & Policy Program Coor</u>	d. Preparer's E-Mail Address: jplevin@oaklandnet.com
Pre	eparer's Telephone No:510-238-6188	Preparer's Facsimile No:510-238-3691
		FORMATION
1.	Project Area Information	
	 Year that plan was last amended (if applicable): 2005 Was plan amended after 2001 to extend time limits per 4. Current expiration of plan: 07 / 	Senate Bill 211 (Chapter 741, Statutes of 2001)? Yes_X_ No 29 / 2028_
	b. If project area name has changed, give previous name(s) or r	number: N/A
	c. Year(s) of any mergers of the project area: N/A,	
	Identify former project areas that merged: N/A	
	d. Year(s) project area plan was amended involving real proper	ty that either:
	(1) Added property to plan: <u>1997</u> ,,,,	
	(2) Removed property from plan: <u>N/A</u> _,	
2.	Affordable Housing Replacement and/or Inclusionary or Product	ion Requirements (Section 33413).
	requirements apply to dwelling units destroyed or removed after 33413 to a project area plan adopted before 1976. If the agency l	1995. The Agency can choose to apply all or part of Section has elected to apply all or part of Section 33413, provide the date
	Date: / / Resolution Scope (applicable Se	ction 33413 requirements):
	Post-1975 project areas and geographic areas added by amendme inclusionary or production requirements of Section 33413 apply.	nt after 1975 to pre-1976 project areas: Both replacement and
Preparer's Name, Title: Jeffrey P. Levin, Hsg & Policy Program Coord. Preparer's Telephone No: 510-238-6188 Preparer's Facsimile No: 510-238-3691 GENERAL INFORMATION 1. Project Area Information a. 1. Year 1st plan for project area was adopted: 1995 2. Year that plan was last amended (if applicable): 2005 3. Was plan amended after 2001 to extend time limits per Senate Bill 211 (Chapter 741, Statutes of 2001)? Yes X N 4. Current expiration of plan: 07 / 29 / 2028 mo day yr b. If project area name has changed, give previous name(s) or number: N/A c. Year(s) of any mergers of the project area: N/A Identify former project areas that merged: N/A d. Year(s) project area plan was amended involving real property that either: (1) Added property to plan: 1997 (2) Removed property from plan: N/A 2. Affordable Housing Replacement and/or Inclusionary or Production Requirements (Section 33413). Pre-1976 project areas not subsequently amended after 1975: Pursuant to Section 33413(d), only Section 33413(a) replacement and/or Inclusionary or Production Requirements consists apply to dwelling units destroyed or removed after 1995. The Agency can choose to apply all or part of Section 33413 to a project area plan adopted before 1976. If the agency has elected to apply all or part of Section 33413 to a project area plan adopted before 1976. If the agency has elected to apply all or part of Section 33413, provide the of the resolution and the applicable Section 33413 requirements addressed in the scope of the resolution. Date: // Resolution Scope (applicable Section 33413 requirements): Resolution Scope (applicable Section 33413 requirements): Post-1975 project areas and geographic areas added by amendment after 1975 to pre-1976 project areas: Both replacement after 1975 to pre-1976 project areas: Both r		
	Office (SCO) on the Statement of Income and Expenditures a Transactions Report, except for the reclassifying of Transfers	s part of the Redevelopment Agency's Financial
	Transfers In from other internal funds. Deport the amoun	t of transferred funds on applicable HCD-A

Transfers-In from other internal funds: Report the amount of transferred funds on applicable HCD-A, lines 3a-j. For example, report the amount transferred from the Debt Service Fund to the Housing Fund for the deposit of the required set-aside percentage/amount by reporting gross tax increment on HCD-A, Line 3a(1) and report the Housing Fund's share of expenditures for debt service on HCD-C, Line 4c. Do not report "net" funds transferred from the Debt Service Fund on HCD-A, Line 3a(3) when reporting debt service expenditures on HCD-C, Line 4c.

Other Sources: Non-GAAP (Generally Acceptable Accounting Principles) revenues such as from land sales for those agencies using the Land Held for Resale method to record land sales should be reported on HCD-A Line 3d. Housing fund receipts for the repayment of loan principal should be included on HCD-A Line 3h.

Project Area Housing Fund Revenues and Other Sources

3. Report all revenues and other sources of funds from this project area which accrued to the Housing Fund over the reporting year. Any income related to agency-assisted housing located outside the project area(s) should be reported as "Other Revenue" on Line 3j. (of this Schedule A), if this project area is named as beneficiary in the authorizing resolution. Any other revenue sources not reported on lines 3a.-3i., should also be reported on Line 3j.

Enter on Line 3a(1) the full 100% of gross Tax Increment allocated prior to applicable pass through of funds and deductions for fees (refer to Sections 33401, 33446, & 33676). Compute the required minimum percentage (%) of gross Tax Increment and enter the amount on Line 3a(2)(A) or 3a(2)(B). Next, report the amount of Tax Increment set-aside before any exemption and/or deferral (if amount set-aside is less than required minimum (%), explain the difference). If any amount of Tax Increment was exempted or deferred, in addition to completing lines 3a(4) and/or 3a(5), complete Line 4 and/or Line 5. To determine the amount of Tax Increment deposited to the Housing Fund [Line 3a(6)], subtract allowable amounts exempted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount allocated to the Housing Fund [Line 3a(3)].

1 -7	Total deposit to the Housing I that [result of Elife 3a(3) th	rough 3a(5)]	:	. \$	6,675,916
\- <i>)</i>	Total deposit to the Housing I and Tresuit of Elife 3a(3) a	rough 3a(5)]	:	. \$	6,675,916
(0)				e	C CTE 01C
(6)	Total deposit to the Housing Fund [result of Line 3a(3) th		_		
(5)			(\$)	
	(if there is an amount exempted, also complete question #	4, next page)	: (\$		
(4)			. (6	,	
(4)	Amount Evernted [Health & Safety Code Section 33334	. 21			
	Increment (see 3a(2) above) is being allocated from this	s project area	, identify		
. /	* If, pursuant to Section 33334.3(i), less than the minimu	m % of Gross	s Tax	_	
(3)	Amount of set-aside (Line 3a(2)) allocated to Housing Fu	nd	\$ <u>6,675,91</u> 6	<u>6</u> *	
	(Senate Bill 211, Chapter 741, Statutes of 2001)				
	(B) 30% required by 33333.10(g) (Line 3a(1) x <u>30</u> %):	\$			
	(A) 20% required by 33334.2 (Line 3a(1) x <u>20</u> %):	\$ <u>6,675,9</u>	<u>)19</u>		
(2)	Calculate only 1 set-aside amount: either (A) or (B) below	w:			
` '	_ 		<u> </u>		
	(2) (3) (4) (5)	 (A) 20% required by 33334.2 (Line 3a(1) x 20%): (B) 30% required by 33333.10(g) (Line 3a(1) x 30%): (Senate Bill 211, Chapter 741, Statutes of 2001) (3) Amount of set-aside (Line 3a(2)) allocated to Housing Futorement (see 3a(2) above) is being allocated from this the project area(s) contributing the difference. Explain (4) Amount Exempted [Health & Safety Code Section 33334 (if there is an amount exempted, also complete question #5) (5) Amount Deferred [Health & Safety Code Section 33334.6) (if there is an amount deferred, also complete question #5) 	 (2) Calculate only 1 set-aside amount: either (A) or (B) below: (A) 20% required by 333334.2 (Line 3a(1) x 20%): \$ 6.675.9 (B) 30% required by 33333.10(g) (Line 3a(1) x 30%): \$ (Senate Bill 211, Chapter 741, Statutes of 2001) (3) Amount of set-aside (Line 3a(2)) allocated to Housing Fund If, pursuant to Section 33334.3(i), less than the minimum % of Gross Increment (see 3a(2) above) is being allocated from this project area the project area(s) contributing the difference. Explain any other reaction the project area amount exempted, also complete question #4, next page) (5) Amount Deferred [Health & Safety Code Section 33334.6] (if there is an amount deferred, also complete question #5, next page): 	(2) Calculate only 1 set-aside amount: either (A) or (B) below: (A) 20% required by 33334.2 (Line 3a(1) x 20%): \$ 6.675,919 (B) 30% required by 33333.10(g) (Line 3a(1) x 30%): \$ (Senate Bill 211, Chapter 741, Statutes of 2001) (3) Amount of set-aside (Line 3a(2)) allocated to Housing Fund \$ 6.675,916 * If, pursuant to Section 33334.3(i), less than the minimum % of Gross Tax Increment (see 3a(2) above) is being allocated from this project area, identify the project area(s) contributing the difference. Explain any other reason(s): (4) Amount Exempted [Health & Safety Code Section 33334.2] (if there is an amount exempted, also complete question #4, next page): (\$ (5) Amount Deferred [Health & Safety Code Section 33334.6] (if there is an amount deferred, also complete question #5, next page): (\$ (5) Amount Deferred [Health & Safety Code Section 33334.6] (if there is an amount deferred, also complete question #5, next page): (\$ (5) Amount Deferred [Health & Safety Code Section 33334.6] (if there is an amount deferred, also complete question #5, next page): (\$ (5) Amount Deferred [Health & Safety Code Section 33334.6] (if there is an amount deferred, also complete question #5, next page):	(2) Calculate only 1 set-aside amount: either (A) or (B) below: (A) 20% required by 33334.2 (Line 3a(1) x 20%): \$_6.675,919 (B) 30% required by 33333.10(g) (Line 3a(1) x 30%): \$_(Senate Bill 211, Chapter 741, Statutes of 2001) (3) Amount of set-aside (Line 3a(2)) allocated to Housing Fund \$_6.675,916* * If, pursuant to Section 33334.3(i), less than the minimum % of Gross Tax Increment (see 3a(2) above) is being allocated from this project area, identify the project area(s) contributing the difference. Explain any other reason(s): (4) Amount Exempted [Health & Safety Code Section 33334.2] (if there is an amount exempted, also complete question #4, next page): (\$

_		y Name: Redevelopment Agency of the Ci	ity of Oakland	Project Area Name:C	oliseum	
<u>е хе</u> 4.		otion(s) If an exemption was claimed on Page 2,	Line 3a(4) to deposit less	than the required amount,	complete the followin	g information
		Check only one of the Health and Safety	Code Sections below (No	ote: An <u>Annual Finding</u> is	required to be submit	ted to HCD)
		Section 33334.2(a)(1): No need in	community to increase/im	prove supply of lower or m	noderate income hous	ing.
		Section 33334.2(a)(2): Less than th	e minimum set-aside % (2	ctions below (Note: An Annual Finding is required to be submitted to HCD) ity to increase/improve supply of lower or moderate income housing. Im set-aside % (20% or 30%) is sufficient to meet the need. Ig substantial effort equivalent in value to minimum set-aside % (20% or 30%) it red before May 1, 1991 requiring continued use of this funding. (3)(C), this exemption expired on June 30, 1993 but 1991 may not be subject to the exemption sunset. I and/or Line 4a above, identify:		
			_	-	ate sent to HCD: The properties of the submitted to HCD The p	
		l l			•	
		Other: Specify code section and rea	ason(s):			
	b.	For any exemption claimed on Page 2, L	ine 3a(4) and/or Line 4a a	above, identify:		
		Date that initial (1st) finding was adopted	l: / / R mo day yr	esolution # Date	sent to HCD:	day yr
		Adoption date of <u>reporting year finding</u> :	mo day yr	tesolution # Date	sent to HCD: mo	day yr
Def		al(s)				
		Note: The deferral previous	were used to refinance pro y authorized by Section	2-1986 listed obligations. 33334.6(e) expired. It was		n include those
		Other: Specify code Section and rea	ason:			
	b.	For any deferral claimed on Page 2, Line	: 3a(5) and/or Line 5a abo	ve, identify:		
		Date that initial (1st) finding was adopted	:/_/ R	esolution # Date	sent to HCD:mo	day yr
		Adoption date of <u>reporting year finding</u> :	mo day yr	esolution # Date		
	C.					the amount(s)
		Fiscal Year	Amount <u>Deferred</u> This Reporting FY	Amount of Prior Deferrals Repaid During Reporting FY	Deferred (Net of A	Any
		(1) Last Reporting FY) (\$	
		(2) This Reporting FY	was claimed on Page 2, Line 3a(4) to deposit less than the required amount, complete the following information of the Health and Safety Code Sections below (Note: An <u>Annual Finding</u> is required to be submitted to HCD) 34.2(a)(1): No need in community to increase/improve supply of lower or moderate income housing. 34.2(a)(2): Less than the minimum set-aside % (20% or 30%) is sufficient to meet the need. 34.2(a)(3): Community is making substantial effort equivalent in value to minimum set-aside % (20% or 30%) cific contractual obligations incurred before May 1, 1991 requiring continued use of this funding. Pursuant to Section 33334.2(a)(3)(C), this exemption expired on June 30, 1993 but est entered into prior to May 1, 1991 may not be subject to the exemption sunset. Selfy code section and reason(s): On claimed on Page 2, Line 3a(4) and/or Line 4a above, identify: (1*) finding was adopted:			
		* The cumulative amount of	of deferred set-aside show	ld also be shown on HCD	-C, Line 8a.	
				hat was reported on the la	st HCD report (HCD	-A and

Deferral(s) (continued)

5.

d. Section 33334.6(g) requires any agency which defers set-asides to adopt a plan to eliminate the deficit in subsequent years.

If this agency has deferred set-asides, has it adopted such a plan?	Yes []	No 🔲
If yes, by what date is the deficit to be eliminated?		/	<u>/</u>
	mo	day	yr
If yes, when was the original plan adopted for the claimed deferral?		/	/
	mo	day	yr
Identify Resolution # Date Resolution sent to HCD		/	/
•	mo	day	yr
When was the <u>last amended</u> plan adopted for the claimed deferral?		/	/
	mo	day	yr

Actual Project Area Households Displaced and Units and Bedrooms Lost Over Reporting Year:

Identify Resolution # _____ Date Resolution sent to HCD

6. a. Redevelopment Project Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3), report by income category the number of elderly and nonelderly households permanently displaced and the number of units and bedrooms removed or destroyed, over the reporting year, (refer to Section 33413 for unit and bedroom replacement requirements).

	Number	of Hou	seholds	/Units/E	Bedrooms
Project Activity	0 0 0 0 0 0 0 0 0 0 0	Total			
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced -Total					0
Units Lost (Removed or Destroyed) and Required to be Replaced					0
Bedrooms Lost (Removed or Destroyed) and Required to be Replaced		· ·	İ		0
Above Moderate Units Lost That Agency is Not Required to Replace					0
Above Moderate Bedrooms Lost That Agency is Not Required to Replace					0

b. Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activities other than the destruction or removal of dwelling units and bedrooms reported on Line 6a, report by income category the number of elderly and nonelderly households permanently displaced over the reporting year:

Number of HouseholdsOther ActivityVLLMAMTotalHouseholds Permanently Displaced - Elderly0Households Permanently Displaced - Non Elderly0Households Permanently Displaced - Total0

c. As required in Section 33413.5, identify, <u>over the reporting year</u>, each replacement housing plan required to be adopted before the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on lines 6a. and 6b.

Date		<u>//</u>	· 	Name of Agency Custodian	
	mo	day	yr		
Date		//		Name of Agency Custodian	
	mo	day	yr		
					······

Please attach a separate sheet of paper listing any additional housing plans adopted.

	Nu	Number of Dwelling Units				
Name of Other Project Area(s)	VL	L	M	Tota		
		 				
				 		
				 		
		 				
		+		 		
			-	 		
				-		
				 		
		<u> </u>				

Sales of Owner-Occupied Units Inside the Project Area Prior to the Expiration of Land Use Controls

- 9. Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, to the unit sold.
 - a. Sales. Did the agency permit the sale of any owner-occupied units during the reporting year?

✓No								
∐Yes	★ Total Proceeds From Sales Over Reporting Year			Number of Units				
	SALES		VL	L	M	Total		
	Units Sold Over Rep	porting Year						

b. Equal Units. Were reporting year funds spent to make units equal in affordability to units sold over the last three reporting years?

∐Yes	\$ ← Total LMIHF Spent On Equal Units Over Reporting Year		Number of Units				
	SALES	VL	L	M	Total		
	Units Made Equal This Reporting Yr to Units Sold Over This Reporting Yr						
	Units Made Equal This Reporting Yr to Units Sold One Reporting Yr Ago						
	Units Made Equal This Reporting Yr to Units Sold Two Reporting Yrs Ago						
	Units Made Equal This Reporting Yr to Units Sold Three Reporting Yrs Ago	İ		_	1		

Affordable Units to be Constructed Inside the Project Area Within Two Years

10. Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

DO NOT REPORT ANY UNITS ON THIS SCHEDULE A THAT ARE REPORTED ON OTHER HCD-As, B, OR Ds.

Col A Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL	L	М	Total
Edes Ave., Ph. B	3/4/08	6/30/10	\$3,601,000			13	15	28
St. Joseph's Senior	6/4/09	6/30/10	\$3,789,000		52	25		78
Tassafaronga Homeownership	8/4/09	10/31/10	\$1,868,000		17	5		22
Tassafaronga Village Rental Phase I	10/1/08	11/30/09	\$3,000,000		87	50		137

Please attach a separate sheet of paper to list additional information.

SCHEDULE HCD-A Inside Project Area Activity

for Fiscal Year that Ended 06 / 30 /2009

Ag	gency Name: Redevelopment Agency of the City of Oakland	Project Area Name: Oak Center
Pre	eparer's Name, Title: <u>Jeffrey P. Levin, Hsg & Policy Program Coo</u>	rd. Preparer's E-Mail Address: jplevin@oaklandnet.com
Pre	eparer's Telephone No: <u>510-238-6188</u>	Preparer's Facsimile No:510-238-3691
	GENERAL II	NFORMATION
1.	Project Area Information	
	4. Current expiration of plan: <u>01</u> /	
	b. If project area name has changed, give previous name(s) or	number: N/A
	c. Year(s) of any mergers of the project area: <u>N/A</u> ,	·
	Identify former project areas that merged: <u>N/A</u>	
	d. Year(s) project area plan was amended involving real prope	erty that either:
	(1) Added property to plan: <u>N/A</u> , , ,	
	(2) Removed property from plan: N/A,,,,,	
2.	Affordable Housing Replacement and/or Inclusionary or Produc	etion Requirements (Section 33413).
	requirements apply to dwelling units destroyed or removed after	has elected to apply all or part of Section 33413, provide the date
	Date:// Resolution Scope (applicable S	ection 33413 requirements):
	Post-1975 project areas and geographic areas added by amendm inclusionary or production requirements of Section 33413 apply	
	NOTE:	
	Amounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can Office (SCO) on the Statement of Income and Expenditures Transactions Report, except for the reclassifying of Transfer	as part of the Redevelopment Agency's Financial

Sources as discussed below:

Transfers-In from other internal funds: Report the amount of transferred funds on applicable HCD-A, lines 3a-j. For example, report the amount transferred from the Debt Service Fund to the Housing Fund for the deposit of the required set-aside percentage/amount by reporting gross tax increment on HCD-A, Line 3a(1) and report the Housing Fund's share of expenditures for debt service on HCD-C, Line 4c. Do not report "net" funds transferred from the Debt Service Fund on HCD-A, Line 3a(3) when reporting debt service expenditures on HCD-C, Line 4c.

Other Sources: Non-GAAP (Generally Acceptable Accounting Principles) revenues such as from land sales for those agencies using the Land Held for Resale method to record land sales should be reported on HCD-A Line 3d. Housing fund receipts for the repayment of loan principal should be included on HCD-A Line 3h.

Tax Increment:

Project Area Housing Fund Revenues and Other Sources

3. Report all revenues and other sources of funds from this project area which accrued to the Housing Fund over the reporting year. Any income related to agency-assisted housing located outside the project area(s) should be reported as "Other Revenue" on Line 3j. (of this Schedule A), if this project area is named as beneficiary in the authorizing resolution. Any other revenue sources not reported on lines 3a.-3i., should also be reported on Line 3j.

Enter on Line 3a(1) the full 100% of gross Tax Increment allocated prior to applicable pass through of funds and deductions for fees (refer to Sections 33401, 33446, & 33676). Compute the required minimum percentage (%) of gross Tax Increment and enter the amount on Line 3a(2)(A) or 3a(2)(B). Next, report the amount of Tax Increment set-aside before any exemption and/or deferral (if amount set-aside is less than required minimum (%), explain the difference). If any amount of Tax Increment was exempted or deferred, in addition to completing lines 3a(4) and/or 3a(5), complete Line 4 and/or Line 5. To determine the amount of Tax Increment deposited to the Housing Fund [Line 3a(6)], subtract allowable amounts exempted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount allocated to the Housing Fund [Line 3a(3)].

	(1) 100% of Gross Allocation:	\$ <u>-0-</u>	
	(2) <u>Calculate only 1</u> set-aside amount: either (A) or (B) bel	low:	
	(A) 20% required by 33334.2 (Line 3a(1) x <u>20</u> %):	\$ <u>-0-</u>	
	(B) 30% required by 33333.10(g) (Line 3a(1) x <u>30</u> %): (Senate Bill 211, Chapter 741, Statutes of 2001)	\$	
	(3) Amount of set-aside (Line 3a(2)) allocated to Housing I	Fund \$ <u>-0-</u> *	
	* If, pursuant to Section 33334.3(i), less than the minin Increment (see 3a(2) above) is being allocated from the project area(s) contributing the difference. Expla	his project area, identify	
	(4) Amount Exempted [Health & Safety Code Section 3333 (if there is an amount exempted, also complete question)
	(5) Amount Deferred [Health & Safety Code Section 33334 (if there is an amount deferred, also complete question #)
	(6) Total deposit to the Housing Fund [result of Line 3a(3)) through 3a(5)]:	\$
b.	Interest Income:		\$
c.	Rental/Lease Income (combine amounts separately reported	d to the SCO):	\$
d.	Sale of Real Estate:		\$
e.	$\label{thm:combine} \textit{Grants (combine amounts separately reported to the SCO):}$		\$
f.	Bond Administrative Fees:		\$
g.	Deferral Repayments (also complete Line 5c(2) on the next	page):	\$
h.	Loan Repayments:		\$
i.	Debt Proceeds:		\$
j.	Other Revenue(s) [Explain and identify amount(s)]:		
		\$	
		\$	
		, \$	\$
k.	Total Project Area Receipts Deposited to Housing Fund (a	dd lines 3a(6) 3j.):	\$ -0-

-	-	cy Name: Redevelopment Agency of the City of	<u>r Oakiana</u>	Project Area Name:O	ak Center
<u>: хе</u> I.		uption(s) If an exemption was claimed on Page 2, Line	3a(4) to deposit les	s than the required amount.	complete the following information:
		Check only one of the Health and Safety Coo	•	-	_
		Section 33334.2(a)(1): No need in com	·	-	,
		Section 33334.2(a)(2): Less than the mi	•		_
		Section 33334.2(a)(3): Community is m			
		and has specific contractual obligations			
		Note: Pursuant to Section 33334. contracts entered into prior to M			
		Other: Specify code section and reason((s):	· <u></u>	
	b.	o. For any exemption claimed on Page 2, Line 3	3a(4) and/or Line 4a	above, identify:	
		Date that <u>initial (1st) finding</u> was adopted:	no day yr	Resolution # Date	sent to HCD:// modayyr
		Adoption date of reporting year finding:	/ / no day yr	Resolution # Date	sent to HCD: / / mo day yr
Def		ral(s)			
5.	a.	 Specify the authority for deferring any set-ass Section 33334.6(d): Applicable to project 		-	
		before September 1986 regarding needing incurred after 1985, if net proceeds were Note: The deferral previously au allowable in each fiscal year prior	ng tax increment to reused to refinance p	neet existing obligations. Exre-1986 listed obligations. n 33334.6(e) expired. It wa	cisting obligations can include those
		Other: Specify code Section and reason			
	b.	b. For any deferral claimed on Page 2, Line 3a(-	
		Date that initial (1 st) finding was adopted:r	•		• •
		Adoption date of <u>reporting year finding</u> :	no day yr	Resolution # Date	sent to HCD: / / mo day yr
	c.	A deferred set-aside pursuant to Section 33 of set-aside deferred over the reporting year			
			Amount <u>Deferred</u> This Reporting FY	Amount of Prior Deferrals <u>Repaid</u> <u>During Reporting FY</u>	Cumulative Amount Deferred (Net of Any Amount(s) Repaid)
		(1) Last Reporting FY			\$
		(2) This Reporting FY \$		\$	\$ *
		* The cumulative amount of de	ferred set-aside sho	ould also be shown on HCD	-C, Line 8a.
		If the prior FY cumulative deferral shown HCD-C), indicate the amount of difference		what was reported on the las	st HCD report (HCD-A and
		•			·

If yes, by what date is the deficit to be eliminated?

Deferral(s) (continued)

5.

d. Section 33334.6(g) requires any agency which defers set-asides to adopt a plan to eliminate the deficit in subsequent years.

If this agency has deferred set-asides, has it adopted such a plan?

Yes		No 🗌
	1	1

If yes, when was the original plan adopted for the claimed deferral?

Identify Resolution # Date Resolution sent to HCD

day

When was the <u>last amended</u> plan adopted for the claimed deferral?

Identify Resolution # _____ Date Resolution sent to HCD

Actual Project Area Households Displaced and Units and Bedrooms Lost Over Reporting Year:

6. a. Redevelopment Project Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3), report by income category the number of elderly and nonelderly households permanently displaced and the number of units and bedrooms removed or destroyed, over the reporting year, (refer to Section 33413 for unit and bedroom replacement requirements).

Number of Households/Units/Bedrooms

Project Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced -Total					0
Units Lost (Removed or Destroyed) and Required to be Replaced					0
Bedrooms Lost (Removed or Destroyed) and Required to be Replaced			ĺ		0
Above Moderate Units Lost That Agency is Not Required to Replace					0
Above Moderate Bedrooms Lost That Agency is Not Required to Replace					0

b. Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activities other than the destruction or removal of dwelling units and bedrooms reported on Line 6a, report by income category the number of elderly and nonelderly households permanently displaced over the reporting year:

Number of Households

Other Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced - Total					Ō

c. As required in Section 33413.5, identify, <u>over the reporting year</u>, each replacement housing plan required to be adopted before the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on lines 6a. and 6b.

Date / / mo day yr

Name	of A	Agency	Custo	dian

Date / / mo day yr

Name of Agency Custodian

Estimated Project Area Households to be Permanently Displaced Over Current Fiscal Year:

7. a. As required in Section 33080.4(a)(2) for a redevelopment project of the agency, estimate, over the current fiscal year, the number of elderly and nonelderly households, by income category, expected to be permanently displaced. (Note: actual displacements will be reported for the next reporting year on Line 6).

		Numb	<u>er of House</u>	eholds	
Project Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced - Total					0

b.	As required in Section 33413.5, for the current fiscal year, identify each replacement housing plan required to be adopted before
	the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported in 7a.

Date		//		Name of Agency Custodian		_
	mo	day	yr		•	
Date		<u>//</u>		Name of Agency Custodian		
	mo	day	yr			

Please attach a separate sheet of paper listing any additional housing plans adopted.

Units Developed Inside the Project Area to Fulfill Requirements of Other Project Area(s)

8. Pursuant to Section 33413(b)(2)(A)(v), agencies may choose one or more project areas to fulfill another project area's requirement to construct new or substantially rehabilitate dwelling units, provided the agency conducts a public hearing and finds, based on substantial evidence, that the aggregation of dwelling units in one or more project areas will not cause or exacerbate racial, ethnic, or economic segregation.

Were any dwelling units in this project area developed to partially or completely satisfy another project area's requirement to construct new or substantially rehabilitate dwelling units?

☑ No.								
☐ Yes. Date <u>initial</u> finding was adopted?	/	′ /		Resolution #	Date sent to HCD:	/		
	mo	day	yr		_	mo	day	yr

	Number of Dwening Units								
Name of Other Project Area(s)		VL	L	M	Total				
·									
			,						
									

Number of Dwelling Linits

- 9. Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, to the unit sold.
 - a. Sales. Did the agency permit the sale of any owner-occupied units during the reporting year?

☐Yes	\$	← Total Proceeds From Sales Over Reporting Year		Numbe	er of Ur	nits
	SALES		VL	L	М	Total
	Units Sold Ove	r Reporting Year			1	

b. Equal Units. Were reporting year funds spent to make units equal in affordability to units sold over the last three reporting years?

Yes	♦ Total LMIHF Spent On Equal Units Over			Number of Units				
	Reporting Year		j					
	SALES		VL	L	M	Total		
	Units Made Equal This Reporting Yr to Units Sold Ov	er This Reporting Yr						
	Units Made Equal This Reporting Yr to Units Sold On	e Reporting Yr Ago						
	Units Made Equal This Reporting Yr to Units Sold Tw	o Reporting Yrs Ago						
	Units Made Equal This Reporting Yr to Units Sold Th	ree Reporting Yrs Ago						

Affordable Units to be Constructed Inside the Project Area Within Two Years

10. Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

DO NOT REPORT ANY UNITS ON THIS SCHEDULE A THAT ARE REPORTED ON OTHER HCD-As, B, OR Ds.

Col A Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL	L	М	Total
No scheduled units			\$	\$				
			\$	\$				
			\$	\$				

SCHEDULE HCD-A

Inside Project Area Activity

for Fiscal Year that Ended 06 / 30 /2009

Agen	gency Name: Redevelopment Agency of the City of Oakland Pro	ject Area Name: Oak Knoll
Prepa	eparer's Name, Title: Jeffrey P. Levin, Hsg & Policy Program Coord. Pre	parer's E-Mail Address: jplevin@oaklandnet.com
Prepa	eparer's Telephone No: 510-238-6188 Pre	parer's Facsimile No: <u>510-238-3691</u>
	GENERAL INFORM	ATION
1. 1	Project Area Information	
ŧ	 a. 1. Year 1st plan for project area was adopted: 1998 2. Year that plan was last amended (if applicable): 2004 3. Was plan amended after 2001 to extend time limits per Senate E 4. Current expiration of plan: / mo day 	
Note:	te: Expiration is 30 years from date that Alameda County Assessor certifies receipt	of \$100,000 in tax increment. This has not yet occurred.
ł	b. If project area name has changed, give previous name(s) or number:	N/A
C	c. Year(s) of any mergers of the project area: N/A, , , , , Identify former project areas that merged: N/A	
c	d. Year(s) project area plan was amended involving real property that e	ither:
	(1) Added property to plan: N/A, , , ,	
	(1) Added property to plan: N/A, , , , , , , , , , , , , , , , , , ,	
<u>]</u> t 2	Affordable Housing Replacement and/or Inclusionary or Production Requirements apply to dwelling units destroyed or removed after 1975. The agency has elect of the resolution and the applicable Section 33413 requirements addresses Date: / Resolution Scope (applicable Section 33413)	Section 33413(d), only Section 33413(a) replacement he Agency can choose to apply all or part of Section ed to apply all or part of Section 33413, provide the date
i	Post-1975 project areas and geographic areas added by amendment after inclusionary or production requirements of Section 33413 apply. NOTE:	1975 to pre-1976 project areas: Both replacement and
7	Amounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can be taken Office (SCO) on the Statement of Income and Expenditures as part of Transactions Report, except for the reclassifying of Transfers-In from Sources as discussed below:	f the Redevelopment Agency's Financial
	Transfers-In from other internal funds: Report the amount of transfers 3a-j. For example, report the amount transferred from the D for the deposit of the required set-aside percentage/amount by repulsing 3a(1) and report the Housing Fund's share of expenditures for not report "net" funds transferred from the Debt Service Fund on service expenditures on HCD-C, Line 4c.	ebt Service Fund to the Housing Fund orting gross tax increment on HCD-A, r debt service on HCD-C, Line 4c. <u>Do</u>

Other Sources: Non-GAAP (Generally Acceptable Accounting Principles) revenues such as from land sales for those agencies using the Land Held for Resale method to record land sales should be reported on HCD-A Line 3d. Housing fund receipts for the repayment of loan principal should be included on HCD-A Line 3h.

Project Area Housing Fund Revenues and Other Sources

3. Report all revenues and other sources of funds from this project area which accrued to the Housing Fund over the reporting year. Any income related to agency-assisted housing located outside the project area(s) should be reported as "Other Revenue" on Line 3j. (of this Schedule A), if this project area is named as beneficiary in the authorizing resolution. Any other revenue sources not reported on lines 3a.-3i., should also be reported on Line 3j.

Enter on Line 3a(1) the full 100% of gross Tax Increment allocated prior to applicable pass through of funds and deductions for fees (refer to Sections 33401, 33446, & 33676). Compute the required minimum percentage (%) of gross Tax Increment and enter the amount on Line 3a(2)(A) or 3a(2)(B). Next, report the amount of Tax Increment set-aside before any exemption and/or deferral (if amount set-aside is less than required minimum (%), explain the difference). If any amount of Tax Increment was exempted or deferred, in addition to completing lines 3a(4) and/or 3a(5), complete Line 4 and/or Line 5. To determine the amount of Tax Increment deposited to the Housing Fund [Line 3a(6)], subtract allowable amounts exempted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount allocated to the Housing Fund [Line 3a(3)].

	ed [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount in the section of			•	
(1)) 100% of Gross Allocation:	\$ <u>2,002,021</u>			
(2)	Calculate only 1 set-aside amount: either (A) or (B) belo	w:			
	(A) 20% required by 33334.2 (Line 3a(1) x <u>20</u> %):	\$ <u>400,404</u>			
	(B) 30% required by 33333.10(g) (Line 3a(1) x <u>30</u> %): (Senate Bill 211, Chapter 741, Statutes of 2001)	\$			
(3)	Amount of set-aside (Line 3a(2)) allocated to Housing Fu	nd	\$ <u>400,404</u> *	•	
	* If, pursuant to Section 33334.3(i), less than the minimu Increment (see 3a(2) above) is being allocated from thi the project area(s) contributing the difference. Explain	s project area, id	entify		
(4)	Amount Exempted [Health & Safety Code Section 33334 (if there is an amount exempted, also complete question #		(\$)	
(5)	Amount Deferred [Health & Safety Code Section 33334.6 (if there is an amount deferred, also complete question #5		(\$)	
(6)	Total deposit to the Housing Fund [result of Line 3a(3) the	hrough 3a(5)]:		\$_	400,404
b. Int	erest Income:		,	\$_	14,324
c. Re	ntal/Lease Income (combine amounts separately reported t	o the SCO):		\$_	
d. Sa	le of Real Estate:			\$_	
e. Gr	ants (combine amounts separately reported to the SCO):			\$_	
f. Bo	ond Administrative Fees:			\$ _	
g. De	eferral Repayments (also complete Line 5c(2) on the next pa	ige):		\$_	
n. · Lo	an Repayments:			\$_	
i. De	ebt Proceeds:			\$ _	
j. Ot	her Revenue(s) [Explain and identify amount(s)]:	•			
A	gency approved 5% voluntary housing set-aside	\$	100,101		
_	•	\$			
		\$		\$	100,101
. — k. Т	otal Project Area Receipts Deposited to Housing Fund (add		\	\$	514,829

_	y Name. Redevelopment Agency of the C	ity of Oakianu	rioject Area NameO	ak Kiloli
	otion(s) If an exemption was claimed on Page 2,	Line 3a(4) to deposit les	s than the required amount,	complete the following information
	Check only one of the Health and Safety	Code Sections below (A	ote: An <u>Annual Finding</u> is	required to be submitted to HCD)
	Section 33334.2(a)(1): No need in	community to increase/ir	nprove supply of lower or n	noderate income housing.
	Section 33334.2(a)(2): Less than th	e minimum set-aside % ((20% or 30%) is sufficient to	o meet the need.
	Section 33334.2(a)(3): Community and has specific contractual obligation			
	Note: Pursuant to Section 33 contracts entered into prior t			
	Other: Specify code section and rea	ason(s):		
b.	For any exemption claimed on Page 2, L	ine 3a(4) and/or Line 4a	above, identify:	
	Date that <u>initial (1st) finding</u> was adopted	d: / / / Imo day yr	Resolution # Date	sent to HCD: / / mo day yr
	Adoption date of <u>reporting year finding</u> :	mo day yr	Resolution # Date	e sent to HCD: / / day yr
<u>Defer</u>	ral(s) Specify the authority for deferring any se			
	before September 1986 regarding no incurred after 1985, if net proceeds Note: The deferral previousl allowable in each fiscal year process.	were used to refinance property authorized by Section	re-1986 listed obligations. 33334.6(e) expired. It wa	
	Other: Specify code Section and rea	ason:	,	
b.	For any deferral claimed on Page 2, Line			
	Date that <u>initial (1st) finding</u> was adopted	i:// I I	Resolution # Date	sent to HCD: / / mo day yr
	Adoption date of <u>reporting year finding</u> :	mo day yr	Resolution # Date	sent to HCD: / / mo day yr
c.	A deferred set-aside pursuant to Section of set-aside deferred over the reporting			
	Fiscal Year	Amount <u>Deferred</u> <u>This Reporting FY</u>	Amount of Prior Deferrals <u>Repaid</u> <u>During Reporting FY</u>	Cumulative Amount Deferred (Net of Any Amount(s) Repaid)
	(1) Last Reporting FY			\$
	(2) This Reporting FY	\$	\$	\$ * *
	* The cumulative amount of	of deferred set-aside sho	uld also be shown on HCD	-C, Line 8a.
	If the prior FY cumulative deferral sho HCD-C), indicate the amount of differ		what was reported on the la	st HCD report (HCD-A and
	•			

If yes, by what date is the deficit to be eliminated?

Deferral(s) (continued)

5.

d. Section 33334.6(g) requires any agency which defers set-asides to adopt a plan to eliminate the deficit in subsequent years.

If this agency has deferred set-asides, has it adopted such a plan?

If yes, when was the original plan adopted for the claimed deferral?

'/___/___

Identify Resolution # _____ Date Resolution sent to HCD

no day yr

When was the <u>last amended</u> plan adopted for the claimed deferral?

mo day yr

Identify Resolution # _____ Date Resolution sent to HCD

mo day yr

Actual Project Area Households Displaced and Units and Bedrooms Lost Over Reporting Year:

6. a. Redevelopment Project Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3), report by income category the number of elderly and nonelderly households permanently displaced and the number of units and bedrooms removed or destroyed, over the reporting year, (refer to Section 33413 for unit and bedroom replacement requirements).

Number of Households/Units/Bedrooms

Project Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced -Total					0
Units Lost (Removed or Destroyed) and Required to be Replaced	•				0
Bedrooms Lost (Removed or Destroyed) and Required to be Replaced					0
Above Moderate Units Lost That Agency is Not Required to Replace					0
Above Moderate Bedrooms Lost That Agency is Not Required to Replace					0

b. Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activities other than the destruction or removal of dwelling units and bedrooms reported on Line 6a, report by income category the number of elderly and nonelderly households permanently displaced over the reporting year:

Number of Households

Other Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced - Total				ĺ	0

c. As required in Section 33413.5, identify, <u>over the reporting year</u>, each replacement housing plan required to be adopted before the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on lines 6a, and 6b.

Date / / mo day y

Name of Agency Custodian

		0

Date ___/__/ __mo __day __yr Name of Agency Custodian

7. a.								
	of elderly and nonelderly households, by income category, expected will be reported for the next reporting year on Line 6).	to be perma	mently disp	laced. (No	ote: actual	displacements		
		Number of Households						
	Project Activity	٧L	L	M	AM	Total		
	Households Permanently Displaced - Elderly					0		
	Households Permanently Displaced - Non Elderly					0		
	Households Permanently Displaced - Total					0		
b.	As required in Section 33413.5, for the current fiscal year, identify ethe permanent displacement, destruction, and/or removal of dwelling							
	Date/ Name of Agency Custodian mo day yr							
	Date/ Name of Agency Custodian							
	mo day yr							
	Please attach a separate sheet of paper listing any addi	tional housi	ng plans ad	opted.				
su ec W cc	onstruct new or substantially rehabilitate dwelling units, provided the agustantial evidence, that the aggregation of dwelling units in one or more conomic segregation. Were any dwelling units in this project area developed to partially or cononstruct new or substantially rehabilitate dwelling units? No.	e project are	eas will not	cause or ex	racerbate i	acial, ethnic, o		
Г	Yes. Date initial finding was adopted? / / Resolu	ion#	Date	sent to HC	D: /	/		
-	Yes. Date initial finding was adopted? / / / Resolu mo day yr	mo day yr						
_		Number of Dwelling Units						
	Name of Other Project Area(s)	V	L L	L	M	Total		
-								
-								
		-	-					
				-				
_								
-			- .					
			·					
-								
-						<u> </u>		

Project Area Name: Oak Knoll

Agency Name: Redevelopment Agency of the City of Oakland

Estimated Project Area Households to be Permanently Displaced Over Current Fiscal Year:

- 9. Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, to the unit sold.
 - a. Sales. Did the agency permit the sale of any owner-occupied units during the reporting year?

Mo		•				
□Yes	\$	Number of Units				
	SALES		VL	L	M	Total
Units Sold Over Reporting Year						

b. Equal Units. Were reporting year funds spent to make units equal in affordability to units sold over the last three reporting years?

∐Yes	\$	← Total LMIHF Spent On Equal Units Over Reporting Year		Numbe	r of Ui	nits
	SALES	VL	L	М	Total	
	Units Made Equal T	nis Reporting Yr to Units Sold One Reporting Yr Ago				
	Units Made Equal T	nis Reporting Yr to Units Sold Two Reporting Yrs Ago				
	Units Made Equal T	nis Reporting Yr to Units Sold Three Reporting Yrs Ago				

Affordable Units to be Constructed Inside the Project Area Within Two Years

10. Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

DO NOT REPORT ANY UNITS ON THIS SCHEDULE A THAT ARE REPORTED ON OTHER HCD-As, B, OR Ds.

Col A Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL	L	М	Total
No scheduled units			\$	\$				
			\$	\$				
			\$	\$				

SCHEDULE HCD-A

Inside Project Area Activity

for Fiscal Year that Ended 06 / 30 /2009

Ag	ency	Name: Redevelopment Agency of the City of Oakland	Project Area Name: _	Oakland Army Base
Pre	pare	r's Name, Title: <u>Jeffrey P. Levin, Hsg & Policy Program Coord.</u>	Preparer's E-Mail Add	ress: jplevin@oaklandnet.com
Pre	pare	r's Telephone No:510-238-6188	Preparer's Facsimile N	No: <u>510-238-3691</u>
		GENERAL INFO	RMATION	
1.	Pro	ject Area Information		
	a.	 Year 1st plan for project area was adopted: 2000 Year that plan was last amended (if applicable): 2006 Was plan amended after 2001 to extend time limits per Ser Current expiration of plan: 06 / 30 mo 		11, Statutes of 2001)? Yes_X_ No
	b.	If project area name has changed, give previous name(s) or num	nber: <u>N/A</u>	
	c.	Year(s) of any mergers of the project area: N/A,,		
	d.	Year(s) project area plan was amended involving real property	that either:	
		(1) Added property to plan: N/A,,,,	_	
		(2) Removed property from plan: <u>N/A</u> , ,,	_	
2.	Aff	ordable Housing Replacement and/or Inclusionary or Production	Requirements (Section	33413).
	req 334	-1976 project areas not subsequently amended after 1975: Pursu uirements apply to dwelling units destroyed or removed after 1991 to a project area plan adopted before 1976. If the agency has the resolution and the applicable Section 33413 requirements add	 The Agency can cho elected to apply all or p 	ose to apply all or part of Section art of Section 33413, provide the date
	Dat	re:/ Resolution Scope (applicable Section mo day yr	on 33413 requirements):	
		t-1975 project areas and geographic areas added by amendment	after 1975 to pre-1976 p	roject areas: Both replacement and
	incl	lusionary or production requirements of Section 33413 apply.	•	•
	NO	TE:		
		nounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can be t fice (SCO) on the Statement of Income and Expenditures as o	_	

Amounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can be taken from what is reported to the State Controller's Office (SCO) on the Statement of Income and Expenditures as part of the Redevelopment Agency's Financial Transactions Report, except for the reclassifying of Transfers-In from Internal Funds and the reporting of Other Sources as discussed below:

Transfers-In from other internal funds: Report the amount of transferred funds on applicable HCD-A, lines 3a-j. For example, report the amount transferred from the Debt Service Fund to the Housing Fund for the deposit of the required set-aside percentage/amount by reporting gross tax increment on HCD-A, Line 3a(1) and report the Housing Fund's share of expenditures for debt service on HCD-C, Line 4c. <u>Do not report "net" funds transferred from the Debt Service Fund on HCD-A, Line 3a(3) when reporting debt service expenditures on HCD-C, Line 4c.</u>

Other Sources: Non-GAAP (Generally Acceptable Accounting Principles) revenues such as from land sales for those agencies using the Land Held for Resale method to record land sales should be reported on HCD-A Line 3d. Housing fund receipts for the repayment of loan principal should be included on HCD-A Line 3h.

Project Area Housing Fund Revenues and Other Sources

3. Report all revenues and other sources of funds from this project area which accrued to the Housing Fund over the reporting year. Any income related to agency-assisted housing located outside the project area(s) should be reported as "Other Revenue" on Line 3j. (of this Schedule A), if this project area is named as beneficiary in the authorizing resolution. Any other revenue sources not reported on lines 3a.-3i., should also be reported on Line 3j.

Enter on Line 3a(1) the full 100% of gross Tax Increment allocated prior to applicable pass through of funds and deductions for fees (refer to Sections 33401, 33446, & 33676). Compute the required minimum percentage (%) of gross Tax Increment and enter the amount on Line 3a(2)(A) or 3a(2)(B). Next, report the amount of Tax Increment set-aside before any exemption and/or deferral (if amount set-aside is less than required minimum (%), explain the difference). If any amount of Tax Increment was exempted or deferred, in addition to completing lines 3a(4) and/or 3a(5), complete Line 4 and/or Line 5. To determine the amount of Tax Increment deposited to the Housing Fund [Line 3a(6)], subtract allowable amounts exempted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount allocated to the Housing Fund [Line 3a(3)].

a.	Tax Increment: (1) 100% of Gross Allocation:	\$ <u>5,222,173</u>			
	(2) <u>Calculate only 1</u> set-aside amount: either (A) or (B) below	w;			
	(A) 20% required by 33334.2 (Line 3a(1) x <u>20</u> %):	\$ <u>1,044,435</u>			
	(B) 30% required by 33333.10(g) (Line 3a(1) x <u>30</u> %): (Senate Bill 211, Chapter 741, Statutes of 2001)	\$			`
	 (3) Amount of set-aside (Line 3a(2)) allocated to Housing Fu * If, pursuant to Section 33334.3(i), less than the minimular linerement (see 3a(2) above) is being allocated from this the project area(s) contributing the difference. Explain 	m % of Gross T s project area, i	dentify	<u>5</u> *	
	(4) Amount Exempted [Health & Safety Code Section 33334 (if there is an amount exempted, also complete question #		. (\$		
	(5) Amount Deferred [Health & Safety Code Section 33334.6 (if there is an amount deferred, also complete question #5		(\$		
	(6) Total deposit to the Housing Fund [result of Line 3a(3) the	nrough 3a(5)]:	•	\$ _	1,044,435
b.	Interest Income:			\$_	1,044,435
c.	Rental/Lease Income (combine amounts separately reported to	o the SCO):		\$_	37,364
d.	Sale of Real Estate:				•
e.	Grants (combine amounts separately reported to the SCO):			\$_	
f.	Bond Administrative Fees:			\$_	
g.	Deferral Repayments (also complete Line 5c(2) on the next pa	ge):		\$_	
h.	Loan Repayments:			\$_	
i.	Debt Proceeds:	,		\$_	
j.	Other Revenue(s) [Explain and identify amount(s)]:				
	Agency approved 5% voluntary housing set-aside	\$	261,109		
		\$			
		\$		\$	261,109
k.	Total Project Area Receipts Deposited to Housing Fund (add	l lines 3a(6) 3	j.):	s -	1,342,908

_		Name: Redevelopment Agency of the C	ity of Oakland	Project Area Name:	Oakland Army Ba	ase								
<u>Ехе</u> 4.		tion(s) If an exemption was claimed on Page 2,	Line 3a(4) to deposit les	ss than the required amount	, complete the fol	lowing inform	nation							
		Check only one of the Health and Safety												
		Section 33334.2(a)(1): No need in	·		-		,							
		Section 33334.2(a)(2): Less than th	-	•		-								
		Section 33334.2(a)(3): Community					30%)							
		and has specific contractual obligations incurred before May 1, 1991 requiring continued use of this funding.												
		Note: Pursuant to Section 33 contracts entered into prior t												
		Other: Specify code section and rea	ason(s):			<u> </u>								
	b.	For any exemption claimed on Page 2, L	ine 3a(4) and/or Line 4a	above, identify:										
		Date that initial (1st) finding was adopted	d: / / / mo day yr	Resolution # Dat	e sent to HCD: _	mo day	yr ,							
		Adoption date of <u>reporting year finding</u> :	mo day yr	Resolution # Dat	te sent to HCD: _	mo day	yr							
_		al(s)	,											
5.	a.	Specify the authority for deferring any se	·	_	_		~-							
•		Section 33334.6(d): Applicable to before September 1986 regarding no incurred after 1985, if net proceeds Note: The deferral previousl	eeding tax increment to were used to refinance p	meet existing obligations. In the re-1986 listed obligations.	Existing obligatio									
		allowable in each fiscal year	=		as omy									
		Other: Specify code Section and re-	ason:											
	b.	For any deferral claimed on Page 2, Line	e 3a(5) and/or Line 5a at	oove, identify:										
		Date that initial (1st) finding was adopted	d: / / / mo day yr	Resolution # Dat	e sent to HCD: _	mo day	yr							
		Adoption date of <u>reporting year finding</u> :	mo day yr	Resolution # Dat		mo day	yr							
	c.	A deferred set-aside pursuant to Section of set-aside deferred over the reporting				arize the amo	ount(s							
				Amount of Prior	Cumulative .									
		Fiscal Year	Amount <u>Deferred</u> This Reporting FY	Deferrals Repaid During Reporting FY	Deferred (Ne Amount(s) I									
		(1) Last Reporting FY			\$									
		(2) This Reporting FY	\$	\$	\$ *	*								
		* The cumulative amount of	of deferred set-aside sho	ould also be shown on HC	D-C, Line 8a.									
		If the prior FY cumulative deferral sho		what was reported on the I	ast HCD report (HCD-A and								
		HCD-C), indicate the amount of differ			,									
		Difference: \$ Reas	son(s):											

If yes, by what date is the deficit to be eliminated?

Deferral(s) (continued)

5.

d. Section 33334.6(g) requires any agency which defers set-asides to adopt a plan to eliminate the deficit in subsequent years.

If this agency has deferred set-asides, has it adopted such a plan?

Yes No

If yes, when was the original plan adopted for the claimed deferral?

mo day yr

Identify Resolution # _____ Date Resolution sent to HCD

no day yr

When was the <u>last amended</u> plan adopted for the claimed deferral?

mo day yr

Identify Resolution # _____ Date Resolution sent to HCD

mo day yr

Actual Project Area Households Displaced and Units and Bedrooms Lost Over Reporting Year:

6. a. Redevelopment Project Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3), report by income category the number of elderly and nonelderly households permanently displaced and the number of units and bedrooms removed or destroyed, over the reporting year, (refer to Section 33413 for unit and bedroom replacement requirements).

Number of Households/Units/Bedrooms

and the second s				+	
Project Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced -Total					0
Units Lost (Removed or Destroyed) and Required to be Replaced					0
Bedrooms Lost (Removed or Destroyed) and Required to be Replaced					0
Above Moderate Units Lost That Agency is Not Required to Replace					0
Above Moderate Bedrooms Lost That Agency is Not Required to Replace					0

b. Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activities other than the destruction or removal of dwelling units and bedrooms reported on Line 6a, report by income category the number of elderly and nonelderly households permanently displaced over the reporting year:

Number of Households

Other Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced - Total					0

c. As required in Section 33413.5, identify, <u>over the reporting year</u>, each replacement housing plan required to be adopted before the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on lines 6a, and 6b.

Date / / mo day yr

Name of Agency Custodian

.

Date / / mo day yr

Name of Agency Custodian

Estimated Project Area Households to be Permanently Displaced Over Current Fiscal Year:

7. a. As required in Section 33080.4(a)(2) for a redevelopment project of the agency, estimate, over the current fiscal year, the number of elderly and nonelderly households, by income category, expected to be permanently displaced. (Note: actual displacements will be reported for the next reporting year on Line 6).

| Number of Households | Project Activity | VL | L | M | AM | Total | Households Permanently Displaced - Elderly | 0 | Households Permanently Displaced - Non Elderly | 0 | Households Permanently Displaced - Total | 0 | 0 |

b.	As required in Section 33413.5, for the current fiscal year, identify each replacement housing plan required to be adopted before
	the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported in 7a.

Date	/	Name of Agency Custodian	
	mo day yr		
Date	/	Name of Agency Custodian	
	mo day yr		

Please attach a separate sheet of paper listing any additional housing plans adopted.

Units Developed Inside the Project Area to Fulfill Requirements of Other Project Area(s)

8. Pursuant to Section 33413(b)(2)(A)(v), agencies may choose one or more project areas to fulfill another project area's requirement to construct new or substantially rehabilitate dwelling units, provided the agency conducts a public hearing and finds, based on substantial evidence, that the aggregation of dwelling units in one or more project areas will not cause or exacerbate racial, ethnic, or economic segregation.

Were any dwelling units in this project area developed to partially or completely satisfy another project area's requirement to construct new or substantially rehabilitate dwelling units?

☑ N	10.
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☐ Yes. Date <u>initial</u> finding was adopted?		/		Resolution #	Date sent to HCD:		/	,	
	mo	day	yr			mo	day	У	r

Number of Dwelling Units

Name of Other Project Area(s)	VL	L	M	Total
•				

- 9. Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, to the unit sold.
 - a. Sales. Did the agency permit the sale of any owner-occupied units during the reporting year?

☑No						
∐Yes	\$	← Total Proceeds From Sales Over Reporting Year		Numbe	r of U	nits
	SALES		٧L	L	M	Total
	Units Sold O	ver Reporting Year	_			

b. Equal Units. Were reporting year funds spent to make units equal in affordability to units sold over the last three reporting years?

✓ No

✓ Total LMIHF Spent On Equal Units Over
Reporting Year

SALES

VL L M Total
Units Made Equal This Reporting Ye to Units Sold Over This Reporting Ye

	Reporting Year				
SALES		VL	Ļ	M	Total
Units Made Equal This Re	eporting Yr to Units Sold Over This Reporting Yr				
Units Made Equal This Re	eporting Yr to Units Sold One Reporting Yr Ago				
Units Made Equal This R	eporting Yr to Units Sold Two Reporting Yrs Ago				
Units Made Equal This R	eporting Yr to Units Sold Three Reporting Yrs Ago				
				1	

Affordable Units to be Constructed Inside the Project Area Within Two Years

10. Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

DO NOT REPORT ANY UNITS ON THIS SCHEDULE A THAT ARE REPORTED ON OTHER HCD-As, B, OR Ds.

Col A Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL.	L	М	Total
No scheduled units.			\$	\$	_ .			
			\$	\$				
			\$	\$				

SCHEDULE HCD-A

Inside Project Area Activity

for Fiscal Year that Ended 06 / 30 /2009

Ag	ency	Name: Redevelopment Agency of the City of Oakland	Project Area Name: Oakland Army Base
Pre	pare	r's Name, Title: Jeffrey P. Levin, Hsg & Policy Program Coord.	Preparer's E-Mail Address: jplevin@oaklandnet.com
Pre	pare	r's Telephone No. <u>510-238-6188</u>	Preparer's Facsimile No:510-238-3691
		GENERAL INFO	PRMATION
1.	Pro	ject Area Information	
	a.	 Year 1st plan for project area was adopted: 2000 Year that plan was last amended (if applicable): 2006 Was plan amended after 2001 to extend time limits per Ser Current expiration of plan: 06 / 30 	
	b.	If project area name has changed, give previous name(s) or num	nber: N/A
	c.	Year(s) of any mergers of the project area: N/A,	<u></u>
		Identify former project areas that merged: N/A	
	d.	Year(s) project area plan was amended involving real property	that either:
		(1) Added property to plan: _N/A , , , , ,	_
		(2) Removed property from plan: <u>N/A</u> , , , ,	_
2.	Aff	ordable Housing Replacement and/or Inclusionary or Production	Requirements (Section 33413).
	req 334 of t	-1976 project areas not subsequently amended after 1975: Pursu uirements apply to dwelling units destroyed or removed after 1991 to a project area plan adopted before 1976. If the agency has the resolution and the applicable Section 33413 requirements addresses	75. The Agency can choose to apply all or part of Section elected to apply all or part of Section 33413, provide the date ressed in the scope of the resolution.
	Dat	re: / / Resolution Scope (applicable Section mo day yr	on 33413 requirements):
		at-1975 project areas and geographic areas added by amendment dusionary or production requirements of Section 33413 apply.	after 1975 to pre-1976 project areas: Both replacement and
	NO	TE:	
		nounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can be t	•

Amounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can be taken from what is reported to the State Controller's Office (SCO) on the Statement of Income and Expenditures as part of the Redevelopment Agency's Financial Transactions Report, except for the reclassifying of Transfers-In from Internal Funds and the reporting of Other Sources as discussed below:

Transfers-In from other internal funds: Report the amount of transferred funds on applicable HCD-A, lines 3a-j. For example, report the amount transferred from the Debt Service Fund to the Housing Fund for the deposit of the required set-aside percentage/amount by reporting gross tax increment on HCD-A, Line 3a(1) and report the Housing Fund's share of expenditures for debt service on HCD-C, Line 4c. <u>Do not report "net" funds transferred from the Debt Service Fund on HCD-A, Line 3a(3) when reporting debt service expenditures on HCD-C, Line 4c.</u>

Other Sources: Non-GAAP (Generally Acceptable Accounting Principles) revenues such as from land sales for those agencies using the Land Held for Resale method to record land sales should be reported on HCD-A Line 3d. Housing fund receipts for the repayment of loan principal should be included on HCD-A Line 3h.

Project Area Housing Fund Revenues and Other Sources

3. Report all revenues and other sources of funds from this project area which accrued to the Housing Fund over the reporting year. Any income related to agency-assisted housing located outside the project area(s) should be reported as "Other Revenue" on Line 3j. (of this Schedule A), if this project area is named as beneficiary in the authorizing resolution. Any other revenue sources not reported on lines 3a.-3i., should also be reported on Line 3j.

Enter on Line 3a(1) the full 100% of gross Tax Increment allocated prior to applicable pass through of funds and deductions for fees (refer to Sections 33401, 33446, & 33676). Compute the required minimum percentage (%) of gross Tax Increment and enter the amount on Line 3a(2)(A) or 3a(2)(B). Next, report the amount of Tax Increment set-aside before any exemption and/or deferral (if amount set-aside is less than required minimum (%), explain the difference). If any amount of Tax Increment was exempted or deferred, in addition to completing lines 3a(4) and/or 3a(5), complete Line 4 and/or Line 5. To determine the amount of Tax Increment deposited to the Housing Fund [Line 3a(6)], subtract allowable amounts exempted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount allocated to the Housing Fund [Line 3a(3)].

a.	Tax Increment: (1) 100% of Gross Allocation:	\$ <u>5,222,173</u>			
	(2) <u>Calculate only 1</u> set-aside amount: either (A) or (B) below				
	(A) 20% required by 33334.2 (Line 3a(1) x <u>20</u> %):	\$ <u>1,044,435</u>			
	(B) 30% required by 33333.10(g) (Line 3a(1) x <u>30</u> %): (Senate Bill 211, Chapter 741, Statutes of 2001)	\$			
	(3) Amount of set-aside (Line 3a(2)) allocated to Housing Fun	d	\$1,044,43	<u>5</u> *	
	* If, pursuant to Section 33334.3(i), less than the minimum Increment (see 3a(2) above) is being allocated from this the project area(s) contributing the difference. Explain a	project area, id	entify		
	(4) Amount Exempted [Health & Safety Code Section 33334.2 (if there is an amount exempted, also complete question #4		(\$		
	(5) Amount Deferred [Health & Safety Code Section 33334.6] (if there is an amount deferred, also complete question #5,		(\$)	
	(6) Total deposit to the Housing Fund [result of Line 3a(3) thr	,	(Φ	, \$	1,044,435
	•	ougn sa(s)j.		-	_
b.	Interest Income:			\$_	1,044,435
C.	Rental/Lease Income (combine amounts separately reported to	the SCO):		_	37,364
d.	Sale of Real Estate:			_	
e.	Grants (combine amounts separately reported to the SCO):				
f.	Bond Administrative Fees:			\$_	
g.	Deferral Repayments (also complete Line 5c(2) on the next page	e):		\$_	
h.	Loan Repayments:			\$_	
i.	Debt Proceeds:			\$_	
j.	Other Revenue(s) [Explain and identify amount(s)]:				
	Agency approved 5% voluntary housing set-aside	\$	261,109		
		\$			
		\$		\$	261,109
k.	Total Project Area Receipts Deposited to Housing Fund (add	 lines 3a(6) - 3i)·	\$	1,342,908

_	•	Name: Redevelopment Agency of the Ci	ity of Oakland	Project Area Name:	Dakland Army Bas	<u>se</u>
<u>ех</u> 4.		tion(s) If an exemption was claimed on Page 2,	Line 3a(4) to deposit less	than the required amount,	complete the follo	owing information
		Check only one of the Health and Safety		-	-	=
		Section 33334.2(a)(1): No need in	community to increase/imp	prove supply of lower or i	moderate income l	ousing.
		Section 33334.2(a)(2): Less than th	e minimum set-aside % (2	0% or 30%) is sufficient	to meet the need.	
-		Section 33334.2(a)(3): Community and has specific contractual obligati	_	•		,
		Note: Pursuant to Section 33 contracts entered into prior t			•	
		Other: Specify code section and rea	ason(s):			
	b.	For any exemption claimed on Page 2, L		•		
		Date that initial (1st) finding was adopted	d: / / Re	esolution # Date	e sent to HCD:	no day vr
		Adoption date of reporting year finding:	• •			• •
Dei	ferr.	al(s)				
5.	a.	Specify the authority for deferring any se	et-aside on Line 3a(5). Ch	eck only one Health and	Safety Code Section	on boxes:
		Note: The deferral previously allowable in each fiscal year particle. Other: Specify code Section and real	prior to July 1, 1996 with	, , <u>-</u>	as only	
	b.	For any deferral claimed on Page 2, Line	e 3a(5) and/or Line 5a abo	ve, identify:		
		Date that initial (1st) finding was adopted	d:// Re	esolution # Date	e sent to HCD:	no day yr
		Adoption date of <u>reporting year finding</u> :			e sent to HCD:	
	c.	A deferred set-aside pursuant to Section of set-aside deferred over the reporting	• •		•	rize the amount(
		Fiscal Year	Amount <u>Deferred</u> This Reporting FY	Amount of Prior Deferrals <u>Repaid</u> <u>During Reporting FY</u>	Cumulative A Deferred (Net Amount(s) R	of Any
		(1) Last Reporting FY			\$	
		(2) This Reporting FY	\$	\$	\$ *	*
		* The cumulative amount of	of deferred set-aside shou	ld also be shown on HCI	D-C, Line 8a.	
		If the prior FY cumulative deferral sho HCD-C), indicate the amount of differ		hat was reported on the l	ast HCD report (F	ICD-A and
		•	son(s):			
			*\frac{\cdot\}{\cdot\}			

Deferral(s) (continued)

5.

d.	Section 33334.6(g) requires any agency If this agency has deferred set-asides, h		opt a plan to el Yes 🔲	iminate tl No □	ne deficit in subsequent years.
	If yes, by what date is the deficit to be	eliminated?	mo day	_/yr	
	If yes, when was the original plan adop	ted for the claimed deferral?	mo day	_/yr	
	Identify Resolution # [Date Resolution sent to HCD	mo day	_/yr	•
	When was the last amended plan adopt	ed for the claimed deferral?	mo day	_/yr	
	Identify Resolution # I	Date Resolution sent to HCD	/	<u></u>	

Actual Project Area Households Displaced and Units and Bedrooms Lost Over Reporting Year:

6. a. Redevelopment Project Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3), report by income category the number of elderly and nonelderly households permanently displaced and the number of units and bedrooms removed or destroyed, over the reporting year, (refer to Section 33413 for unit and bedroom replacement requirements).

	Number	of Hou	seholds	/Units/E	<u>ledrooms</u>
Project Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced -Total					0
Units Lost (Removed or Destroyed) and Required to be Replaced					0
Bedrooms Lost (Removed or Destroyed) and Required to be Replaced					0
Above Moderate Units Lost That Agency is Not Required to Replace					0
Above Moderate Bedrooms Lost That Agency is Not Required to Replace					0

day

mo

b. Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activities other than the destruction or removal of dwelling units and bedrooms reported on Line 6a, report by income category the number of elderly and nonelderly households permanently displaced over the reporting year:

	Number of Households						
Other Activity	VL	L	M	AM	Total		
Households Permanently Displaced - Elderly					0		
Households Permanently Displaced - Non Elderly					0		
Households Permanently Displaced - Total					0		

c. As required in Section 33413.5, identify, <u>over the reporting year</u>, each replacement housing plan required to be adopted before the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on lines 6a. and 6b.

Date	mo	// day	yr	Name of Agency Custodian	
Date		//		Name of Agency Custodian	
	mo	day	yr	- 1	

<u></u>	Number of Dwelling Units					
Name of Other Project Area(s)	Ē	VL	L	M	Total	
			·			
				-		
		•				
					* . *	
· · · · · · · · · · · · · · · · · · ·						
· · · · · · · · · · · · · · · · · · ·						
· · · · · · · · · · · · · · · · · · ·			•			
· · · · · · · · · · · · · · · · · · ·			l			

9. Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, to the unit sold.

a.	Sales.	Did the agency	permit the sale of	of any owner	-occupied units	during the	reporting year?

✓No						
Yes	\$	← Total Proceeds From Sales Over Reporting Year	Number of Units			
	SALES		VL	L	M	Total
	Units Sold Over Repo	rting Year				

b.	Equal Units.	Were reporting year funds spent to make units equal in affordability to units sold over the last three reporting years?
	MNo	

□Yes	\$	← Total LMIHF Spent On Equal Units Over Reporting Year		Numbe	er of U	nits
	SALES		VL	L	М	Total
	Units Made Equal Th	is Reporting Yr to Units Sold Over This Reporting Yr				
	Units Made Equal Th	is Reporting Yr to Units Sold One Reporting Yr Ago				
	Units Made Equal Th	nis Reporting Yr to Units Sold Two Reporting Yrs Ago	İ	•	Ī	
	Units Made Equal Th	nis Reporting Yr to Units Sold Three Reporting Yrs Ago				

Affordable Units to be Constructed Inside the Project Area Within Two Years

10. Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

DO NOT REPORT ANY UNITS ON THIS SCHEDULE A THAT ARE REPORTED ON OTHER HCD-As, B, OR Ds.

Col A Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL	L	М	Total
No scheduled units.			\$	\$				
			\$	\$			l	
			\$	\$ 1				

SCHEDULE HCD-A

Inside Project Area Activity

for Fiscal Year that Ended 06 / 30 /2009

Ag	ency	Name: Redevelopment Agency of the City of Oakland Project Area Name: West Oakland
Pre	pare	r's Name, Title: Jeffrey P. Levin, Hsg & Policy Program Coord. Preparer's E-Mail Address: jplevin@oaklandnet.com
Pre	pare	r's Telephone No: <u>510-238-6188</u> Preparer's Facsimile No: <u>510-238-3691</u>
1	D.,,	GENERAL INFORMATION
1.	Pro	ect Area Information
	a.	 Year 1st plan for project area was adopted:
	b.	If project area name has changed, give previous name(s) or number: <u>N/A</u>
	c.	Year(s) of any mergers of the project area: <u>N/A</u> , ,,
		Identify former project areas that merged: N/A
	d.	Year(s) project area plan was amended involving real property that either:
		(1) Added property to plan: N/A, , , , , , , , , , , , , , , , , , ,
		(2) Removed property from plan: <u>N/A</u> , ,,
2.	Afi	Fordable Housing Replacement and/or Inclusionary or Production Requirements (Section 33413).
	req 334	-1976 project areas not subsequently amended after 1975: Pursuant to Section 33413(d), only Section 33413(a) replacement uirements apply to dwelling units destroyed or removed after 1995. The Agency can choose to apply all or part of Section 113 to a project area plan adopted before 1976. If the agency has elected to apply all or part of Section 33413, provide the dat he resolution and the applicable Section 33413 requirements addressed in the scope of the resolution.
	Da	te:/ Resolution Scope (applicable Section 33413 requirements):
		mo day yr
		st-1975 project areas and geographic areas added by amendment after 1975 to pre-1976 project areas: Both replacement and lusionary or production requirements of Section 33413 apply.
	NC	OTE:
	Of Tra	nounts to report on HCD-A lines 3a(1), 3b-3f, and 3i. can be taken from what is reported to the State Controller's fice (SCO) on the Statement of Income and Expenditures as part of the Redevelopment Agency's Financial ansactions Report, except for the reclassifying of Transfers-In from Internal Funds and the reporting of Other urces as discussed below:
	. li f I <u>n</u>	Fransfers-In from other internal funds: Report the amount of transferred funds on applicable HCD-A, ines 3a-j. For example, report the amount transferred from the Debt Service Fund to the Housing Fund or the deposit of the required set-aside percentage/amount by reporting gross tax increment on HCD-A, Line 3a(1) and report the Housing Fund's share of expenditures for debt service on HCD-C, Line 4c. Do not report "net" funds transferred from the Debt Service Fund on HCD-A, Line 3a(3) when reporting debt ervice expenditures on HCD-C, Line 4c.

Other Sources: Non-GAAP (Generally Acceptable Accounting Principles) revenues such as from land sales for those agencies using the Land Held for Resale method to record land sales should be reported on HCD-A Line

3d. Housing fund receipts for the repayment of loan principal should be included on HCD-A Line 3h.

HCD-A Page 1 of 6

Project Area Housing Fund Revenues and Other Sources

3. Report all revenues and other sources of funds from this project area which accrued to the Housing Fund over the reporting year. Any income related to agency-assisted housing located outside the project area(s) should be reported as "Other Revenue" on Line 3j. (of this Schedule A), if this project area is named as beneficiary in the authorizing resolution. Any other revenue sources not reported on lines 3a.-3i., should also be reported on Line 3j.

Enter on Line 3a(1) the full 100% of gross Tax Increment allocated prior to applicable pass through of funds and deductions for fees (refer to Sections 33401, 33446, & 33676). Compute the required minimum percentage (%) of gross Tax Increment and enter the amount on Line 3a(2)(A) or 3a(2)(B). Next, report the amount of Tax Increment set-aside before any exemption and/or deferral (if amount set-aside is less than required minimum (%), explain the difference). If any amount of Tax Increment was exempted or deferred, in addition to completing lines 3a(4) and/or 3a(5), complete Line 4 and/or Line 5. To determine the amount of Tax Increment deposited to the Housing Fund [Line 3a(6)], subtract allowable amounts exempted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount allocated to the Housing Fund [Line 3a(3)].

ı. Ta	x Increment:	al amount allocated to the		a [23.110 54(5)].
	100% of Gross Allocation:	\$ <u>8,588,540</u>		
(2)	Calculate only 1 set-aside amount: either (A) or (B) below:		
	(A) 20% required by 33334.2 (Line 3a(1) x <u>20</u>	%): \$ <u>1,717,708</u>		
	(B) 30% required by 33333.10(g) (Line 3a(1) x <u>30</u> (Senate Bill 211, Chapter 741, Statutes of 2001			
(3)	Amount of set-aside (Line 3a(2)) allocated to Housi	ng Fund	\$ <u>1,717,708</u>	*
	* If, pursuant to Section 33334.3(i), less than the m Increment (see 3a(2) above) is being allocated from the project area(s) contributing the difference. Ex	om this project area, ider	ntify	
(4)	Amount Exempted [Health & Safety Code Section 3 (if there is an amount exempted, also complete ques		(\$)
(5)	Amount Deferred [Health & Safety Code Section 3: (if there is an amount deferred, also complete questions)		(\$)
(6)	Total deposit to the Housing Fund [result of Line 3	a(3) through 3a(5)]:		\$ <u>1,717,708</u>
. Int	erest Income:			\$ 61,451
. Re	ntal/Lease Income (combine amounts separately repo	orted to the SCO):		\$
i. Sai	le of Real Estate:			\$
. Gr	ants (combine amounts separately reported to the SC	<i>O</i>):		\$
Во	nd Administrative Fees:			\$
g. De	ferral Repayments (also complete Line 5c(2) on the n	ext page):		\$
ı. Lo	an Repayments:			\$
. De	bt Proceeds:			\$
. Otl	her Revenue(s) [Explain and identify amount(s)]:			
Α	gency approved 5% voluntary housing set-aside	\$	429,427	429,427
		\$		
		\$		\$

_	y Name: Redevelopment Agency of the C	ny of Oakland	Project Area Name:v	vest Oakianu	
	ption(s) If an exemption was claimed on Page 2,	Line 3a(4) to deposit less	than the required amount,	complete the following infor	mation
	Check only one of the Health and Safety	Code Sections below (N	ote: An <u>Annual Finding</u> is	required to be submitted to I	HCD)
	Section 33334.2(a)(1): No need in	community to increase/in	prove supply of lower or n	noderate income housing.	
	Section 33334.2(a)(2): Less than the	he minimum set-aside % (20% or 30%) is sufficient t	o meet the need.	
	Section 33334.2(a)(3): Community and has specific contractual obligat	-	-		30%)
	Note: Pursuant to Section 3. contracts entered into prior			•	
	Other: Specify code section and re	ason(s):			_
ъ	For any exemption claimed on Page 2, I	Line 3a(4) and/or Line 4a	above, identify:		-
	Date that <u>initial (1st) finding</u> was adopte	d:// R	esolution # Date	sent to HCD:/day	/
		· · · · · · · · · · · · · · · · · · ·		·	=
	Adoption date of <u>reporting year finding</u>	mo day yr	Cesolution # Date	mo day	yr
Defer	ral(s) Specify the authority for deferring any s				
b .	Note: The deferral previous allowable in each fiscal year Other: Specify code Section and referral claimed on Page 2, Lin	prior to July 1, 1996 wit	h certain restrictions.	as only	·
	Date that <u>initial (1st) finding</u> was adopted	d: / / R	esolution # Date	sent to HCD:/	/yr
ŧ	Adoption date of reporting year finding	mo day yr	Resolution # Date	e sent to HCD:/_day	/yr
c.	A deferred set-aside pursuant to Section of set-aside deferred over the reporting				ount(s
	Fiscal Year	Amount <u>Deferred</u> This Reporting FY	Amount of Prior Deferrals Repaid During Reporting FY	Cumulative Amount Deferred (Net of Any Amount(s) Repaid)	
	(1) Last Reporting FY			\$	
	(2) This Reporting FY	\$	\$	\$*	
	* The cumulative amount	of deferred set-aside show	ıld also be shown on HCD)-C, Line 8a.	
	If the prior FY cumulative deferral sh HCD-C), indicate the amount of diffe		hat was reported on the la	st HCD report (HCD-A and	

permanently displaced over the reporting year:

Number of Households Other Activity Total Households Permanently Displaced - Elderly 0 Households Permanently Displaced - Non Elderly 0 Households Permanently Displaced - Total

c.	As required in Section 33413.5, identify, over the reporting year, each replacement housing plan required to be adopted before
	the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on
	lines 6a. and 6b.
	,

Date		Name of Agency Custodian	
	mo day yr		
Date	/	Name of Agency Custodian	
	mo day yr		

Agency Name: Redevelopment Agency of the City of Oakland	Project Area Name:	West Oakland
--	--------------------	--------------

9. Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, to the unit sold.

a.	Sales.	Did the agency	permit the sale of an	v owner-occupied	units during the	e reporting year?
•••			P +	, commer ceespies		·

✓No							
□Yes	\$	← Total Proceeds From Sales Over Reporting Year	Number of Units				
	SALES		VL	L	M	Total	
	Units Sold Over Repo	orting Year					

b.	Equal Unit	s. Were reporting year	funds spent to make units equal in affordability to units sold over	er the last three reporting years?
	☑No			`
	□Yes \$		← Total LMIHF Spent On Equal Units Over	Number of Units
			Reporting Year	

3	→ Total LMIHF Spent On Equal Units Over Reporting Year		ı vullibe	1 01 01	iits
	SALES	VL	L	M	Total
	Units Made Equal This Reporting Yr to Units Sold Over This Reporting Yr				
	Units Made Equal This Reporting Yr to Units Sold One Reporting Yr Ago				
	Units Made Equal This Reporting Yr to Units Sold Two Reporting Yrs Ago				
	Units Made Equal This Reporting Yr to Units Sold Three Reporting Yrs Ago				

Affordable Units to be Constructed Inside the Project Area Within Two Years

10. Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

DO NOT REPORT ANY UNITS ON THIS SCHEDULE A THAT ARE REPORTED ON OTHER HCD-As, B, OR Ds.

Col A Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL	L	М	Total
Drachma, Inc.1	3/17/09	7/31/10	\$	\$840,000	14			14
Slim Jenkins ²	3/17/09	12/31/10	\$	\$1,920,000	27	3		32

¹ Rehabilitation of existing affordable housing.

² Ibid.

SCHEDULE HCD-A

Inside Project Area Activity

for Fiscal Year that Ended <u>06 / 30 /2009</u>

Agency Name: Redevelo	oment Agency of the City of Oakland	Project Area Name: _	Stanford/Adeline						
Preparer's Name, Title: <u>Je</u>	effrey P. Levin, Hsg & Policy Program Coord.	Preparer's E-Mail Add	lress: jplevin@oaklandnet.com						
Preparer's Telephone No	510-238-6188	Preparer's Facsimile N	No:510-238-3691						
Project Area Informa	GENERAL INFO	DRMATION							
a. 1. Year 1 st pla 2. Year that p	n for project area was adopted:1973_ an was last amended (if applicable):2004_ mended after 2001 to extend time limits per Ser privation of plan:04_/_10_		41, Statutes of 2001)? Yes X No						
b. If project area n	b. If project area name has changed, give previous name(s) or number: N/A								
	nergers of the project area: <u>N/A</u> ,,, project areas that merged: <u>N/A</u>								
(1) Added pro	property from plan: N/A, , , , , , , , , , , , , , , , , , ,								
Pre-1976 project are requirements apply to 33413 to a project are	Replacement and/or Inclusionary or Production as not subsequently amended after 1975: Pursuo dwelling units destroyed or removed after 1996 ea plan adopted before 1976. If the agency has the applicable Section 33413 requirements add	nant to Section 33413(d) 95. The Agency can cho elected to apply all or p	only Section 33413(a) replacement pose to apply all or part of Section part of Section 33413, provide the date						
Date: / / / mo day	yr Resolution Scope (applicable Section Section Scope (applicable Section Sect	on 33413 requirements):							
	eas and geographic areas added by amendment action requirements of Section 33413 apply.	after 1975 to pre-1976 p							
NOTE:									
Office (SCO) on the	on HCD-A lines 3a(1), 3b-3f, and 3i. can be to Statement of Income and Expenditures as pet, except for the reclassifying of Transfers-Indibelow:	oart of the Redevelopm	ent Agency's Financial						
lines 3a-j. For ex for the deposit of	n other internal funds: Report the amount of ample, report the amount transferred from the required set-aside percentage/amount by port the Housing Fund's share of expenditure.	the Debt Service Fund y reporting gross tax in	to the Housing Fund crement on HCD-A,						

Other Sources: Non-GAAP (Generally Acceptable Accounting Principles) revenues such as from land sales for those agencies using the Land Held for Resale method to record land sales should be reported on HCD-A Line 3d. Housing fund receipts for the repayment of loan principal should be included on HCD-A Line 3h.

not report "net" funds transferred from the Debt Service Fund on HCD-A, Line 3a(3) when reporting debt

service expenditures on HCD-C, Line 4c.

Project Area Housing Fund Revenues and Other Sources

3. Report all revenues and other sources of funds from this project area which accrued to the Housing Fund over the reporting year. Any income related to agency-assisted housing located outside the project area(s) should be reported as "Other Revenue" on Line 3j. (of this Schedule A), if this project area is named as beneficiary in the authorizing resolution. Any other revenue sources not reported on lines 3a.-3i., should also be reported on Line 3j.

Enter on Line 3a(1) the full 100% of gross Tax Increment allocated prior to applicable pass through of funds and deductions for fees (refer to Sections 33401, 33446, & 33676). Compute the required minimum percentage (%) of gross Tax Increment and enter the amount on Line 3a(2)(A) or 3a(2)(B). Next, report the amount of Tax Increment set-aside before any exemption and/or deferral (if amount set-aside is less than required minimum (%), explain the difference). If any amount of Tax Increment was exempted or deferred, in addition to completing lines 3a(4) and/or 3a(5), complete Line 4 and/or Line 5. To determine the amount of Tax Increment deposited to the Housing Fund [Line 3a(6)], subtract allowable amounts exempted [Line 3a(4)] or deferred [Line 3a(5)] from the actual amount allocated to the Housing Fund [Line 3a(3)].

a.	Tax Increment: (1) 100% of Gross Allocation: \$170,785	
	(2) <u>Calculate only 1</u> set-aside amount: either (A) or (B) below:	
	(A) 20% required by 33334.2 (Line 3a(1) x <u>20</u> %): \$ <u>34,157</u>	
	(B) 30% required by 33333.10(g) (Line 3a(1) x 30%): \$ (Senate Bill 211, Chapter 741, Statutes of 2001)	
	(3) Amount of set-aside (Line 3a(2)) allocated to Housing Fund \$_3	<u>4,157</u> *
	* If, pursuant to Section 33334.3(i), less than the minimum % of Gross Tax Increment (see 3a(2) above) is being allocated from this project area, identify x the project area(s) contributing the difference. Explain any other reason(s):	
	(4) Amount Exempted [Health & Safety Code Section 33334.2] (if there is an amount exempted, also complete question #4, next page): (\$)
	(5) Amount Deferred [Health & Safety Code Section 33334.6] (if there is an amount deferred, also complete question #5, next page): (\$)
	(6) Total deposit to the Housing Fund [result of Line 3a(3) through 3a(5)]:	\$ <u>34,157</u>
b.	Interest Income:	\$1,222
c.	Rental/Lease Income (combine amounts separately reported to the SCO):	\$
d.	Sale of Real Estate:	\$
e.	Grants (combine amounts separately reported to the SCO):	\$
f.	Bond Administrative Fees:	\$
g.	Deferral Repayments (also complete Line 5c(2) on the next page):	\$
h.	Loan Repayments:	\$
i.	Debt Proceeds:	\$
j.	Other Revenue(s) [Explain and identify amount(s)]:	
	Agency approved 5% voluntary housing set-aside \$ 8,53	39
	\$	\$ 8,539
k.	Total Project Area Receipts Deposited to Housing Fund (add lines 3a(6) 3j.):	 \$ 43,918

-		ion(s)	ity of Oakianu	rioject Area Name <u>5</u>	tamord/Ademie	
		If an exemption was claimed on Page 2,	Line 3a(4) to deposit le	ss than the required amount,	complete the following inform	nation
	9	Check only one of the Health and Safety	Code Sections below (Note: An <u>Annual Finding</u> is	required to be submitted to H	CD)
		Section 33334.2(a)(1): No need in	community to increase/i	mprove supply of lower or n	noderate income housing.	
		Section 33334.2(a)(2): Less than the	e minimum set-aside %	(20% or 30%) is sufficient t	o meet the need.	
		Section 33334.2(a)(3): Community and has specific contractual obligation				30%)
		Note: Pursuant to Section 33 contracts entered into prior t				
	į	Other: Specify code section and rea	ason(s):			
b).]	For any exemption claimed on Page 2, L	ine 3a(4) and/or Line 4	a above, identify:		
	1	Date that initial (1st) finding was adopted	d: / / / mo day yr	Resolution # Date	sent to HCD://s	yr
		Adoption date of <u>reporting year finding</u> :	mo day yr	Resolution # Date	e sent to HCD: / / mo day	yr
Defer						
5. a	L :	Specify the authority for deferring any se	et-aside on Line 3a(5).	Check only one Health and S	Safety Code Section boxes:	
		before September 1986 regarding no incurred after 1985, if net proceeds Note: The deferral previously allowable in each fiscal year process.	were used to refinance py authorized by Section	ore-1986 listed obligations. n 33334.6(e) expired. It wa		e those
		Other: Specify code Section and re-	ason:			
b	.]	For any deferral claimed on Page 2, Line	e 3a(5) and/or Line 5a a	bove, identify:		
•]	Date that initial (1st) finding was adopted	d: / / / yr	Resolution # Date	sent to HCD://	yr
		Adoption date of reporting year finding:	mo day yr	Resolution # Date	e sent to HCD:/_day /	yr
С		A deferred set-aside pursuant to Section of set-aside deferred over the reporting				ount(s
		Fiscal Year	Amount <u>Deferred</u> This Reporting FY	Amount of Prior Deferrals <u>Repaid</u> <u>During Reporting FY</u>	Cumulative Amount Deferred (Net of Any Amount(s) Repaid)	
		(1) Last Reporting FY			\$	
		(2) This Reporting FY	\$	\$	\$*	
		* The cumulative amount of	of deferred set-aside sh	ould also be shown on HCL	D-C, Line 8a.	
		If the prior FY cumulative deferral she HCD-C), indicate the amount of differ		what was reported on the la	ast HCD report (HCD-A and	
		Difference: \$ Reas				
			N-7:			

Deferral(s) (continued)

5.

d. Section 33334.6(g) requires any agency which defers set-asides to adopt a plan to eliminate the deficit in subsequent years.

If this agency has deferred set-asides, has it adopted such a plan?	Yes	No 🗌
If yes, by what date is the deficit to be eliminated?	/	/
	mo day	yr
If yes, when was the original plan adopted for the claimed deferral?	/	_/
	mo day	yr
Identify Resolution # Date Resolution sent to HCD	/	_/
	mo day	yr
When was the <u>last amended</u> plan adopted for the claimed deferral?	/	/
· ·	mo day	

Actual Project Area Households Displaced and Units and Bedrooms Lost Over Reporting Year:

Identify Resolution # _____ Date Resolution sent to HCD

6. a. Redevelopment Project Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3), report by income category the number of elderly and nonelderly households permanently displaced and the number of units and bedrooms removed or destroyed, over the reporting year, (refer to Section 33413 for unit and bedroom replacement requirements).

	Number	of Hou	seholds	/Units/E	Bedrooms
Project Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly					0
Households Permanently Displaced - Non Elderly					0
Households Permanently Displaced -Total					0
Units Lost (Removed or Destroyed) and Required to be Replaced					0
Bedrooms Lost (Removed or Destroyed) and Required to be Replaced					0
Above Moderate Units Lost That Agency is Not Required to Replace					0
Above Moderate Bedrooms Lost That Agency is Not Required to Replace					ō

b. Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activities other than the destruction or removal of dwelling units and bedrooms reported on Line 6a, report by income category the number of elderly and nonelderly households permanently displaced over the reporting year:

 Number of Households

 Other Activity
 VL
 L
 M
 AM
 Total

 Households Permanently Displaced - Elderly
 0

 Households Permanently Displaced - Non Elderly
 0

 Households Permanently Displaced - Total
 0

c. As required in Section 33413.5, identify, <u>over the reporting year</u>, each replacement housing plan required to be adopted before the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on lines 6a. and 6b.

Date	/_	/_		Name of Agency Custodian
	mo d	ay	yr	
Date	/	/_		Name of Agency Custodian
	mo d	ay	yr	

Estimated Project Area Households to be Permanently Displaced Over Current Fiscal Year:

7. a. As required in Section 33080.4(a)(2) for a redevelopment project of the agency, estimate, over the current fiscal year, the number of elderly and nonelderly households, by income category, expected to be permanently displaced. (Note: actual displacements will be reported for the next reporting year on Line 6).

		Numbe	er of House	enolas	
Project Activity	VL	L	M	AM	Total
Households Permanently Displaced - Elderly		Ţ		T -	0
Households Permanently Displaced - Non Elderly				<u> </u>	0
Households Permanently Displaced - Total					0

b.	As required in Section 33413.5, for the current fiscal year, identify each replacement housing plan required to be adopted before
	the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported in 7a.

Date	/	/_		Name of Agency Custodian
	mo	day	yr	
Date	/	/_		Name of Agency Custodian
	mo	day	yr	

Please attach a separate sheet of paper listing any additional housing plans adopted.

Units Developed Inside the Project Area to Fulfill Requirements of Other Project Area(s)

8. Pursuant to Section 33413(b)(2)(A)(v), agencies may choose one or more project areas to fulfill another project area's requirement to construct new or substantially rehabilitate dwelling units, provided the agency conducts a public hearing and finds, based on substantial evidence, that the aggregation of dwelling units in one or more project areas will not cause or exacerbate racial, ethnic, or economic segregation.

Were any dwelling units in this project area developed to partially or completely satisfy another project area's requirement to
construct new or substantially rehabilitate dwelling units?

☑ No.								
☐ Yes. Date <u>initial</u> finding was adopted?	/			Resolution #	Date sent to HCD:	/	1	
	mo	dav	vr		_	mo	dav	٧r

	Nu	Number of Dwelling Units					
Name of Other Project Area(s)	oject Area(s) VL L			Total			
				1			
•							
				1			
				1			
		1					

- 9. Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, to the unit sold.
 - a. Sales. Did the agency permit the sale of any owner-occupied units during the reporting year?

∐Yes	\$	← Total Proceeds From Sales Over Reporting Year		Numbe	er of Units		
	SALES		VL	L	M	Total	
	Units Sold Ov	er Reporting Year			1		

∐Yes	\$	← Total LMIHF Spent On Equal Units Over Reporting Year		Numbe	r of U	nits
	SALES		VL	L	M	Total
	Units Made Equal Thi	s Reporting Yr to Units Sold Over This Reporting Yr				
	Units Made Equal Thi	s Reporting Yr to Units Sold One Reporting Yr Ago	` `			
	Units Made Equal Thi	s Reporting Yr to Units Sold Two Reporting Yrs Ago				\top
	Units Made Equal Thi	s Reporting Yr to Units Sold Three Reporting Yrs Ago				

Affordable Units to be Constructed Inside the Project Area Within Two Years

10. Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

Col A Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL	L	M	Total
No scheduled units			\$	\$!	
			\$	\$				
		i e	_	_			1	1

Outside Project Area Activity

for Fiscal Year Ended 6 / 30 / 2009

	y Name: Redevelopment Agency of the City of Oakland Project Name: Outsiver's Name, Title: Jeffrey P. Levin, Hsg & Policy Program Coord. Preparer's E-M	Iail Address:	inlevin	@oaklar	ndnet cou	m
терагу	er's realite, True. <u>Jerney 1. Levill, risg & Folley Frogram Coord.</u> Treparer's E-W	iaii Addiess.	Jpicviii	(WOAKIAI	idilet.coi	<u>.11</u>
Prepare	er's Telephone No: <u>510-238-6188</u> Preparer's Fac	simile No: _	<u>510-23</u>	8-3 <u>691</u>		_
Actual	l Households Displaced and Units and Bedrooms Lost Outside of Project A	rea(s) Over	Renort	ting Veg	r	
1000	Trousenoids Disputed and Office and Deditioning Bost Outside of Project An	cu(s) Over	<u>report</u>	ing ite	<u></u>	
l. a.	Redevelopment Project Activity. Pursuant to Sections 33080.4(a)(1) and (a)	(3), report by	incom/	e catego:	ry the nu	mber of
	elderly and nonelderly households permanently displaced and the number of uni		oms ren	noved or	r destroy	ed, <u>over t</u>
	reporting year, (refer to Section 33413 for unit and bedroom replacement requir	ements).				
		Number	of Hou	ıseholds	/Units/E	<u>Bedrooms</u>
	Activity	VL	L	M	AM	Total
	Households Permanently Displaced – Elderly					0
	Households Permanently Displaced - Non Elderly					0
	Households Permanently Displaced – Total			<u> </u>		0
	Units Lost (Removed or Destroyed) and Required to be Replaced			<u> </u>		0
	Bedrooms Lost (Removed or Destroyed) and Required to be Replaced			1		0
			<u> </u>			
	Above Moderate Units Lost That Agency is Not Required to Replace					0
b.	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activity					0 0 oval of
b.	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace					0 0 oval of
b.	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year.	number of e	elderly a	and none	elderly ho	0 0 oval of ouseholds
b.	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity	number of e	elderly a	and none	lderly h	0 0 oval of ouseholds
b.	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly	number of e	elderly a	and none	elderly ho	0 0 oval of ouseholds
b.	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly Households Permanently Displaced - Non Elderly	number of e	elderly a	and none	elderly ho	0 0 oval of ouseholds Total 0
b.	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly	number of e	elderly a	and none	elderly ho	0 0 oval of ouseholds
b.	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly Households Permanently Displaced - Non Elderly	number of e	elderly a	and none	elderly ho	0 0 oval of ouseholds Total 0
	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly Households Permanently Displaced - Non Elderly Households Permanently Displaced - Total	Number of e	umber o	of House	eholds AM	O O O O O O O O O O O O O O O O O O O
b. с.	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly Households Permanently Displaced - Non Elderly Households Permanently Displaced - Total As required in Section 33413.5, identify, over the reporting year, each replacem	e number of e	umber o	of House M	eholds AM be adop	O O O O O O O O O O O O O O O O O O O
	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly Households Permanently Displaced - Non Elderly Households Permanently Displaced - Total	e number of e	umber o	of House M	eholds AM be adop	O O O O O O O O O O O O O O O O O O O
	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activity dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly Households Permanently Displaced - Non Elderly Households Permanently Displaced - Total As required in Section 33413.5, identify, over the reporting year, each replacem the permanent displacement, destruction, and/or removal of dwelling units and/o on lines 1a. and 1b.	e number of e	umber o	of House M	eholds AM be adop	O O O O O O O O O O O O O O O O O O O
	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly Households Permanently Displaced - Non Elderly Households Permanently Displaced - Total As required in Section 33413.5, identify, over the reporting year, each replacem the permanent displacement, destruction, and/or removal of dwelling units and/o on lines 1a. and 1b. Date / / Name of Agency Custodian	e number of e	umber o	of House M	eholds AM be adop	O O O O O O O O O O O O O O O O O O O
	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly Households Permanently Displaced - Non Elderly Households Permanently Displaced - Total As required in Section 33413.5, identify, over the reporting year, each replacem the permanent displacement, destruction, and/or removal of dwelling units and/or on lines 1a. and 1b. Date/	e number of e	umber o	of House M	eholds AM be adop	O O O O O O O O O O O O O O O O O O O
	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly Households Permanently Displaced - Non Elderly Households Permanently Displaced - Total As required in Section 33413.5, identify, over the reporting year, each replacem the permanent displacement, destruction, and/or removal of dwelling units and/or on lines 1a. and 1b. Date/	e number of e	umber o	of House M	eholds AM be adop	O O O O O O O O O O O O O O O O O O O
	Above Moderate Units Lost That Agency is Not Required to Replace Above Moderate Bedrooms Lost That Agency is Not Required to Replace Other Activity. Pursuant to Sections 33080.4(a)(1) and (a)(3) based on activit dwelling units and bedrooms reported on Line 1a, report by income category the permanently displaced over the reporting year. Activity Households Permanently Displaced - Elderly Households Permanently Displaced - Non Elderly Households Permanently Displaced - Total As required in Section 33413.5, identify, over the reporting year, each replacem the permanent displacement, destruction, and/or removal of dwelling units and/o on lines 1a. and 1b. Date// Name of Agency Custodian Name of Agency Custodian Name of Agency Custodian Name of Agency Custodian	e number of e	umber o	of House M	eholds AM be adop	O O O O O O O O O O O O O O O O O O O

Estimated Households Outside of Project Area(s) to be Permanently Displaced Over Current Fiscal Year:

As required in Section 33080.4(a)(2) for a redevelopment project of the agency, estimate, over the current fiscal year, the number of elderly and nonelderly households, by income category, expected to be permanently displaced. (Note: actual displacements will be reported for the next reporting year on Line 1).

Estimated Permanent Displacements		Number of Households					
Activity	VL	L	M	AM	Total		
Households Permanently Displaced - Elderly					0		
Households Permanently Displaced - Non Elderly /					0		
Households Permanently Displaced – Total					0		

b. the permanent displacement, destruction, and/or removal of dwelling units and bedrooms impacting the households reported on 2a. Name of Agency Custodian mo day Date Name of Agency Custodian mo

Sales of Owner-Occupied Units Outside of Project Area(s) Prior to the Expiration of Land Use Controls

Section 33413(c)(2)(A) specifies that pursuant to an adopted program, which includes but is not limited to an equity sharing program, agencies may permit the sale of owner-occupied units prior to the expiration of the period of the land use controls established by the agency. Agencies must deposit sale proceeds into the Low and Moderate Income Housing Fund and within three (3) years from the date the unit was sold, expend funds to make another unit equal in affordability, at the same income level, as the unit sold.

Please attach a separate sheet of paper listing any additional housing plans adopted.

a. Sales. Did the agency permit the sale of any owner-occupied units during the reporting year?

✓No					
∐Yes	\$ ← Total Proceeds From Sales Over Reporting Year		Numbe	r of Un	its
	Income Level	VL	L	M	Total
	Units Sold Over Current Reporting Year				

b. Equal Units. Were reporting year funds spent to make units equal in affordability to units sold over the last three reporting? No

∐Yes	\$ ← Total LMIHF spent on Equal Units Over Reporting Year		Numbe	er of U	nits
Ī	Income Level	VL	L	M	Total
Įῖ	Units Made Equal This Reporting Yr to Units Sold Over This Reporting Yr				
Ī	Units Made Equal This Reporting Yr to Units Sold One Reporting Yr Ago				
Ī	Units Made Equal This Reporting Yr to Units Sold Two Reporting Yrs Ago	1	-		
Ī	Units Made Equal This Reporting Yr to Units Sold Three Reporting Yrs Ago				

Affordable Units to be Constructed Outside of Project Area(s) Within Two Years From Date of Agreement or Contract

Pursuant to Section 33080.4(a)(10), report the number of very low, low, and moderate income units to be financed by any federal, state, local, or private source in order for construction to be completed within two years from the date of the agreement or contract executed over the reporting year. Identify the project and/or contractor, date of the executed agreement or contract, and estimated completion date. Specify the amount reported as an encumbrance on HCD-C, Line 6a. and/or any applicable amount designated on HCD-C, Line 7a. such as for capital outlay or budgeted funds intended to be encumbered for project use within two years from the reporting year's agreement or contract date.

DO NOT REPORT ANY UNITS SHOWN ON SCHEDULES HCD As OR Ds.

Col A Name of Project and/or Contractor	Col B Agreement Execution Date	Col C Estimated Completion Date (w/in 2 yrs of Col B)	Col D Sch C Amount Encumbered [Line 6a]	Col E Sch C Amount Designated [Line 7a]	VL	L	М	Total
Altenheim, Phase II	7/25/08	9/30/10	\$1,753,000	\$	48	32		81
			\$	\$				
			\$	\$				

Please attach a separate sheet of paper to list additional information.

Agency-wide Activity

for Fiscal Year Ended 6 / 30 / 2008

Ag	ency	Name: Redevelopment Agency of the City of OaklandCounty: _	Alameda	
Pre	parer	's Name, Title: <u>Jeffrey P. Levin, Hsg & Policy Program Coord.</u>	Preparer's E-Mail Address:	jplevin@oaklandnet.com
Pre	parer	r's Telephone No: <u>510-238-6188</u>	Preparer's Facsimile No:	510-238-3691
Lo	w &]	Moderate Income Housing Funds		•
		on the "status and use of the agency's Low and Moderate Income I on information reported to the State Controller.	Housing Fund." Most inform	nation reported here should
1.	Be	ginning Balance (Use "Net Resources Available" from last	fiscal year report to HCD)	\$ <u>98,345,866</u>
	a.		de dollar amount (positive/neounts or amounts to be subtra	acted.
		****	_ \$	-
			_ \$()	-
	b.	Adjusted Beginning Balance [Beginning Balance plus + or min	us <-> Total Adjustment(s)]	\$
2.	Pro a.	oject Area(s) Receipts and Housing Fund Revenue Total Project Area(s) Receipts. Total Summed amount of HC		3k) \$ <u>36,417,953</u>
	b.	Housing Fund Resources <u>not</u> reported on HCD Schedule -A(s)		
		Describe and Provide Dollar Amount(s) (Positive/Negative) Ma		
			<u> </u>	
	c.	Total Housing Fund Resources	_	\$
3.	T	otal Resources (Line 1b. + Line 2a + Line 2c.)		\$134,763,819

NOTES:

Many amounts to report as Expenditures and Other Uses (beginning on the next page) should be taken from amounts reported to the State Controller's Office (SCO). Review the SCO's Redevelopment Agencies Financial Transactions Report.

Housing Fund "transfers-out" to other internal Agency funds: Report the specific use of all transferred funds on applicable lines 4a.-k of Schedule C. For example, transfers from the Housing Fund to the Debt Service Fund for the repayment of principal and interest of debt proceeds deposited to the Housing Fund should be reported on the applicable item comprising HCD-C Line 4c, providing tax increment (gross and deposit amounts) were reported on Sch-As. External transfers out of the Agency should be reported on HCD-C Line 4j (e.g.: transfer of excess surplus to the County Housing Authority).

Other Uses: Non-<u>GAAP</u> (<u>Generally Accepted Accounting Principles</u>) recording of expenditures such as land purchases for agencies using the Land Held for Resale method to record land purchases should be reported on HCD-C Line 4a(1). Funds spent resulting in loans to the Housing Fund should be included in HCD-C lines 4b., 4f., 4g., 4h., and 4i as appropriate.

The statutory cite pertaining to Community Redevelopment Law (CRL) is provided for preparers to review to determine the appropriateness of Low and Moderate Income Housing Fund (LMIHF) expenditures and other uses. HCD does not represent that line items identifying any expenditures and other uses are allowable. CRL is accessible on the Internet [website: http://www.leginfo.ca.gov/ (California Law)] beginning with Section 33000 of the Health and Safety Code.

4. Expenditures, Loans, and Other Uses

 Land Purchases (Impactment = Land Hold for 		ing [33334.2(e)(6) \$	I.
 Land Purchases (Investment – Land Held for Housing Assets (Fixed Asset) * 	nesure)	\$	
3) Acquisition Expense			
,		\$	_
4) Operation of Acquired Property		\$	
5) Relocation Costs		\$	<u> </u>
6) Relocation Payments		\$	_
7) Site Clearance Costs		\$	
8) Disposal Costs		\$	
9) Other [Explain and identify amount(s)]:			
	\$	<u></u>	
	_ \$		
	\$	\$	
* Reported to SCO as part of Assets and	Other Debts		
0) Subtotal Property/Building Sites/Housing	Acquisition (S	Sum of Lines 1 – 9) \$
	-		, <u>+</u>
Subsidies from Low and Moderate Income Housing		•	
1) 1st Time Homebuyer Down Payment Assistar	nce	\$1,349,346	_
2) Rental Subsidies	(1)0(5)3	\$	
3) Purchase of Affordability Covenants [33413((b)2(B)]	\$	
4) Other [Explain and identify amount(s)]:			
	_ \$	<u> </u>	
	\$		
	\$	<u> </u>	
		F's share of debt so	
Debt Service Fund, ensure "gross" tax increment is 1) Debt Principal Payments			
Debt Service Fund, ensure "gross" tax increment is 1) Debt Principal Payments (a) Tax Allocation, Bonds & Notes	reported on Ho	CD-A(s) Line 3a(1 <u></u> \$	
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici	reported on Ho	CD-A(s) Line 3a(1 \$ \$2,390,000	
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Particit (c) City/County Advances & Loans	reported on Ho	S \$2,390,000 \$	
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long-Term Debt	reported on Ho	S \$2,390,000 \$ \$	
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Particic (c) City/County Advances & Loans (d) U. S. State & Other Long-Term Debt Interest Expense	reported on Ho	S \$2,390,000 \$ \$ \$5,103,083	
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long-Term Debt Interest Expense Debt Issuance Costs	reported on Ho	S \$2,390,000 \$ \$	
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long—Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]:	reported on Ho	S \$2,390,000 \$ \$ \$5,103,083	
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long-Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry	pation \$350,000	S \$2,390,000 \$ \$ \$5,103,083	
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long—Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]:	pation \$350,000	\$\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\	
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long—Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry J. Robinson Multi-service Center	pation \$350,000 \$ \$	S \$2,390,000 \$ \$ \$5,103,083).
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long-Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry	pation \$350,000 \$ \$	\$\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\	
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Particic (c) City/County Advances & Loans (d) U. S. State & Other Long—Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry J. Robinson Multi-service Center Subtotal Debt Service (Sum of Lines 1 – 4)	pation \$350,000 \$ \$	\$\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\).
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long-Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry J. Robinson Multi-service Center Subtotal Debt Service (Sum of Lines 1 – 4)	pation \$350,000 \$ \$	S \$2,390,000 \$ \$5,103,083 \$).
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long—Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry J. Robinson Multi-service Center Subtotal Debt Service (Sum of Lines 1 – 4) Planning and Administration Costs [33334.3(e)(1)] Administration Costs	pation \$350,000 \$ \$	\$\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\).
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Participation (c) City/County Advances & Loans (d) U. S. State & Other Long-Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry J. Robinson Multi-service Center Subtotal Debt Service (Sum of Lines 1 – 4) Planning and Administration Costs [33334.3(e)(1)] Administration Costs Professional Services (non project specific)	### same state of the control of the	\$\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\).
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Participation (c) City/County Advances & Loans (d) U. S. State & Other Long—Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry J. Robinson Multi-service Center Subtotal Debt Service (Sum of Lines 1 – 4) Planning and Administration Costs [33334.3(e)(1)] Administration Costs Professional Services (non project specific) Planning/Survey/Design (non project specific)	### same state of the control of the	\$\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\).
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long—Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry J. Robinson Multi-service Center Subtotal Debt Service (Sum of Lines 1 – 4) Planning and Administration Costs [33334.3(e)(1)] Administration Costs Professional Services (non project specific) Planning/Survey/Design (non project specific) Indirect Nonprofit Costs [33334.3(e)(1)(B)]	### same state of the control of the	\$\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\).
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Participation (c) City/County Advances & Loans (d) U. S. State & Other Long—Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry J. Robinson Multi-service Center Subtotal Debt Service (Sum of Lines 1 – 4) Planning and Administration Costs [33334.3(e)(1)] Administration Costs Professional Services (non project specific) Planning/Survey/Design (non project specific)	\$350,000	\$\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\).
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long—Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry J. Robinson Multi-service Center Subtotal Debt Service (Sum of Lines 1 – 4) Planning and Administration Costs [33334.3(e)(1)] Administration Costs Professional Services (non project specific) Planning/Survey/Design (non project specific) Indirect Nonprofit Costs [33334.3(e)(1)(B)]	reported on H6 pation \$350,000 \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	\$\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\).
Debt Service Fund, ensure "gross" tax increment is Debt Principal Payments (a) Tax Allocation, Bonds & Notes (b) Revenue Bonds & Certificates of Partici (c) City/County Advances & Loans (d) U. S. State & Other Long—Term Debt Interest Expense Debt Issuance Costs Other [Explain and identify amount(s)]: Repayment to Central District for the Henry J. Robinson Multi-service Center Subtotal Debt Service (Sum of Lines 1 – 4) Planning and Administration Costs [33334.3(e)(1)] Administration Costs Professional Services (non project specific) Planning/Survey/Design (non project specific) Indirect Nonprofit Costs [33334.3(e)(1)(B)]	\$350,000	\$\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\).

Age	псу	Name: Redevelopment Agency of the City of Oakland			
4.		Expenditures, Loans, and Other Uses (continued)			-
	e.	On/Off-Site Improvements [33334.2(e)(2)] Complete item 13		\$	
	f.	Housing Construction [33334.2(e)(5)]		\$	-
	g.	Housing Rehabilitation [33334.2(e)(7)]		\$	-
	h.	Maintain Supply of Mobilehome Parks [33334.2(e)(10)]	~	\$	
	i.	Preservation of At-Risk Units [33334.2(e)(11)]		\$	-
	j.	Transfers Out of Agency		4	-
	J.	(1) For Transit village Development Plan (33334.19)	\$		
		(2) Excess Surplus [33334.12(a)(1)(A)]	\$	-	
		(3) Other (specify code section authorizing transfer and amount)	Ψ	-	
		A. Section \$			
		B. Section			
		Other Transfers Subtotal	\$		
		(4) Subtotal Transfers Out of Agency (Sum of j(1) through j(3))		\$	
	k.	Other Expenditures, Loans, and Uses [Explain and identify amount(s	.\1.	<u></u>	-
	ĸ.	Grants and loans to developers and homeowners	5)]: \$16,571,785		
		Office and found to developed and notice made	\$	-	
			\$	-	
		Subtotal Other Expenditures, Lo		- 6	
	1	- · · · · · · · · · · · · · · · · · · ·		\$	\$31,798,112
	l.	Total Expenditures, Loans, and Other Uses (Sum of lines	. 4a. - k.)		\$31,/90,112
5.		et Resources Available [End of Reporting Fiscal Year]			
		ge 1, Line 3, Total Resources minus Total Expenditures, Loans, and Other Uses	on Line 4.l.]		\$102,965,707
6.	Er	ncumbrances and Unencumbered Balance			
		Encumbrances. Amount of Line 5 reserved for future payment of legs	al contract(s)		
	•	or agreement(s). See Section 33334.12(g)(2) for definition.	ii conicali,	\$53,029,688	
		Refer to item 10 on Sch-A(s) and item 4 on Sch-B.			
	b.	Unencumbered Balance (Line 5 minus Line 6a). Also enter on Page	4. Line 11a.	\$ 49,936,019	-
7.		esignated/Undesignated Amount of Available Funds	', -		=
,.		-			•
	a.	Designated From Line 6b- Budgeted/planned to use near-term Refer to item 10 on Sch-A(s) and item 4 on Sch-B	\$ 45,155,127		
				-	
	b.	Undesignated From Line 6b- Portion not yet budgeted/planned to use	\$ 4,780,892	•	
8.	Oť	ther Housing Fund Assets (non recurrent receivables) not include	ad as part of Lir		
о.		Indebtedness from Deferrals of Tax Increment (Sec. 33334.6)	u as part or	ic j	
		[refer to Sch-A(s), Line 5c (2)].	\$		
		Value of Land Purchased with Housing Funds and Held for	*	=	
		Development of Affordable Housing. Complete Sch-C item 14.	\$		
	c.	Loans Receivable for Housing Activities	\$	-	
	d.	Residual Receipt Loans (periodic/fluctuating payments)	\$	•	
		ERAF Loans Receivable (all years) (Sec. 33681)	\$	-	
		Other Assets [Explain and identify amount(s)]:		-	
	_		\$	-	
	•		\$	-	
	g.	Total Other Housing Fund Assets (Sum of lines 8af.)		-	\$
9.		OTAL FUND EQUITY[Line 5 (Net Resources Available) +8g (To	1 Other Hen	' - Fruid Accate	
٦.	10	TAL FUND EQUIT I [Line 3 (Net Resources Avanable) Tog (1)	otal Other Hous	sing runa Assewj	\$102,700,10.
	C	ompare Line 9 to the below amount reported to the SCO (Balance Sheet	t of Redevelopr	ment Agencies	
		inancial Transactions Report. [Explain differences and identify amount(Helit / 15-11-1	
	<u> </u>				·
	<u> </u>		<u> </u>		\$
	E	NTER LOW-MOD FUND TOTAL EQUITIES (BALANCE SHEET) REPORT	CED TO SCO		\$

Excess Surplus Information

Pursuant to Section 33080.7 and Section 33334.12(g)(1), report on Excess Surplus that is required to be determined on the first day of a fiscal year. Excess Surplus exists when the Adjusted Balance exceeds the greater of: (1) \$1,000,000 or (2) the aggregate amount of tax increment deposited to the Housing Fund during the prior four fiscal years. Section 33334.12(g)(3)(A) and (B) provide that the Unencumbered Balance can be adjusted for: (1) any remaining revenue generated in the reporting year from unspent debt proceeds and (2) if the land was disposed of during the reporting year to develop affordable housing, the difference between the fair market value of land and the value received.

The Unencumbered Balance is calculated by subtracting encumbrances from Net Resources Available. "Encumbrances" are funds reserved and committed pursuant to a legally enforceable contract or agreement for expenditure for authorized redevelopment housing activities [Section 33334.12(g)(2)].

For Excess Surplus calculation purposes, carry over the prior year's HCD Schedule C Adjusted Balance as the Adjusted Balance on the first day of the reporting fiscal year. Determine which is larger: (1) \$1 million or (2) the total of tax increment deposited over the prior four years. Subtract the largest amount from the Adjusted Balance and, if positive, report the amount as Excess Surplus.

10. Excess Surplus:

Complete Columns 2, 3, 4, & 5 to calculate Excess Surplus for the reporting year. Columns 6 and 7 track prior years' Excess Surplus. Column 1 Column 2 Column 3 Column 4 Column 5 Column 6 Column 7 Sum of Tax Current Current Amount Increment Reporting Year Reporting Year Expended/Encumbered Total Tax Remaining Excess 4 Prior and 1st Day 1st Day Against FY Balance of Deposits Over Increment Surplus for Each Current Prior Four Adjusted Excess Surplus Excess Surplus as of Deposits to Fiscal Year as of Reporting End of Reporting Year **FYs** Balance Balances End of Reporting Year Housing Fund Years 4 Rpt Yrs Ago \$ \$ \$ \$17,449,145 FY 2005 3 Rpt Yrs Ago \$ \$ \$ \$22,334,220 FY 2006 2 Rpt Yrs Ago \$ \$ \$27,403,203 \$ FY2007 1 Rpt Yr Ago \$ \$30,446,167 \$ \$ FY 2008

CURR Repor Yea	ting	Sum of Column 2		ear's Sch C ted Balance	of C	4 minus: larger Col 3 or \$1mm ort positive \$)				
FY 20	009	<u>\$97,632,735</u>	\$	-0-	\$	-0-	\$	· 	\$	
11. <u>Rep</u>	orting Year End	ing Unencuml	ered	Balance	and	Adjusted E	Balance:			
a.	Unencumbered Bala	nce (End of Year)	[Page	3, Line 6b]						\$49,936,019
b.	· — · — · — · — · — · — · — · — · — · —	33334.12(g)(3)(B debt proceeds an)]: d relat	ed income r	emai	ning at end of	reporting yea	ar <u>\$</u>		37,422,822
10 A A	if 49% or more o	g <u>year losses</u> from If new or rehabilita	sales/g	grants/leases uits will be a	fford	able to lower-in	ncome housel	holds \$	111 (2)7	- \$12,513,197
	usted Balance (for					· , •				
Not	te: Do not enter Adjı	usted Balance in	Col 4.	It is to be	repoi	ted as <u>next ye</u>	ar's 1st day	amount to d	etermine	Excess Surplus
	If there is remaining E the agency's plan (as s									_
b.	If the plan described	in 12a. was adopt	ed, ent	ter the plan	adopt	ion date:	mo	// 	 r	

Miscellaneous Uses of Funds

13. If an amount is reported in 4e., pursuant to Section 33080.4(a)(6), report the total number of very low-, low-, and moderate-income households that directly benefited from expenditures for <u>onsite/offsite improvements</u> which resulted in either new construction, rehabilitation, or the elimination of health and safety hazards. (Note: If Line 4e of this schedule does not show expenditures for improvements, no units should be reported here.)

Income Level	Households Constructed	Households Rehabilitated	Households Benefiting from Elimination of Health and Safety Hazard	Duration of Deed Restriction
Very Low	N/A	N/A	N/A	N/A
Low	N/A	N/A	N/A	N/A
Moderate	N/A	N/A	N/A	N/A

14. If the agency is holding land for future housing development (refer to Line 8b), summarize the acreage (round to tenths, do not report square footage), zoning, date of purchase, and the anticipated start date for the housing development.

Site Name/Location*	No. of Acres	Zoning	Purchase Date	Estimated Date Available	Comments
N/A					
			=		

Please attach a separate sheet of paper listing any additional sites not reported above.

15.	Section 33334.13 requires agencies which have used the Housing Fund to assist mortgagors in a homeownership mortgage
•	revenue bond program, or home financing program described in that Section, to provide the following information:

a.	Has your agency used the authority related to definitions of income or family size adjustment factors provided in Section 33334.13(a)?											
	Yes 🗌	No 🗌	Not Applicable ☑									
b.	_		ed with requirements in Section 33334.13(b) related to assistance for very low-income households vided for above moderate-income households?									
	Yes 🗌	No 🗌	Not Applicable ✓									

16.	Did the Agency use non-LMIHF funds as matching funds f	or the Federal HOME or HOPE program during the reporting period?									
	yes 🗌 💮 no 🗹										
	If yes, please indicate the amount of non-LMIHF funds that	t were used for either HOME or HOPE program support.									
	HOME \$ HOPE \$	<u> </u>									
17.		ain adequate records to identify the date and amount of all LMIHF atisfy this requirement, the Agency should keep and make available on. DO NOT SUBMIT ANY DOCUMENTS/RECORDS .									
	Has your agency made any deposits to or withdrawals from	the LMIHF? Yes 🗹 No 🗌									
	If yes, identify the document(s) describing the agency's deposits and withdrawals by listing for each document, the following (attach additional pages of similar information below as necessary):										
	Name of document (e.g. ledger, journal, etc.): Name of Agency Custodian (person): Custodian's telephone number: Place where record can be accessed:	Cash & Disbursement Journal 510-238-3916 150 Frank H. Ogawa Plaza, Suite 6353 Oakland, CA 94612-2093									
	Name of document (e.g. ledger, journal, etc.): Name of Agency Custodian (person): Custodian's telephone number: Place where record can be accessed:	<u>510-238-3916</u> <u>150 Frank H. Ogawa Plaza, Suite 6353</u> <u>Oakland, CA 94612-2093</u>									
18.	Use of Other (non Low-Mod Funds) Redevelopment Fu	inds for Housing									
	Please briefly describe the use of any non-LMIHF redevelor revenue or other non Low-Mod funds) to construct, improve	opment funds (i.e., contributions from the other 80% of tax increment re, assist, or preserve housing in the community.									
For	Fox Courts affordable housing development : • Hazardous materials remediation • Land										
19.	Suggestions/Resource Needs										
		agency reporting and identify any training, information, and/or other and effectively use its housing or other funds to increase, improve,									
20.	Annual Monitoring Reports of Previously Completed A Were all Annual Monitoring Reports received for all prior										

21. Excess Surplus Expenditure Plan (H&SC 33334.10(a)

22. Footnote area to provide additional information.

23. Project Achievement and HCD Director's Award for Housing Excellence

Project achievement information is optional but can serve important purposes: Agencies' achievements can inform others of successful redevelopment projects and provide instructive information for additional successful projects. Achievements may be included in HCD's Annual Report of Housing Activities of California Redevelopment Agencies to assist other local agencies in developing effective and efficient programs to address local housing needs.

In addition, HCD may select various projects to receive the Director's Award for Housing Excellence. Projects may be selected based on criteria such as local affordable housing need(s) met, resources utilized, barriers overcome, and project innovation/complexity, etc.

Project achievement information should only be submitted for one affordable residential project that was completed within the reporting year as evidenced by a Certificate of Occupancy. The project must not have been previously reported as an achievement.

To publish agencies' achievements in a standard format, please complete information for each underlined category below addressing suggested topics in a narrative format that does not exceed two pages (see example, next page). In addition to submitting information with other HCD forms to the State Controller, please submit achievement information on a 3.5 inch diskette and identify the software type and version. For convenience, the diskette can be separately mailed to: HCD Policy Division, 1800 3rd Street, Sacramento, CA 95814 or data can be emailed by attaching the file and sending it to: rlevy@hcd.ca.gov.

AGENCY INFORMATION

- Project Type (Choose one of the categories below and one kind of assistance representing the primary project type): New/Additional Units (Previously Unoccupied/Uninhabitable):
 - New Construction to own
 - New Construction to rent
 - Rehabilitation to own
 - Rehabilitation to rent
 - Adaptive Re-use
 - Mixed Use Infill
 - Mobilehomes/Manufactured Homes
 - Mortgage Assistance
 - Transitional Housing
 - Other (describe)
- Agency Name:
- Agency Contact and Telephone Number for the Project:

DESCRIPTION

- Project Name
- Clientele served [owner, renter, income group, special need (e.g. large family or disabled), etc.]
- Number and type of units and location, density, and size of project relative to other projects, etc.
- Degree of affordability/assistance rendered to families by project, etc.
- Uniqueness (land use, design features, additional services/amenities provided, funding sources/collaboration, before/after project conversion such as re-use, mixed use, etc.)
- Cost (acquisition, clean-up, infrastructure, conversion, development, etc.)

HISTORY

- Timeframe from planning to opening
- Barriers/resistance (legal/financial/community, etc.) that were overcome
- Problems and creative solutions found
- Lessons learned and/or recommendations for undertaking a similar project

AGENCY ROLE AND ACHIEVEMENT

- Degree of involvement with concept, design, approval, financing, construction, operation, and cost, etc.
- Specific agency and/or community goals and objectives met, etc.

Existing Units (Previously Occupied)

- Rehabilitation of Owner-Occupied
- Rehabilitation of Tenant-Occupied
- Acquisition and Rehabilitation to Own
- Acquisition and Rehabilitation to Rent
- Mobilehomes/Manufactured Homes
- Payment Assistance for Owner or Renter
- Transitional Housing
- Other (describe)

ACHIEVEMENT EXAMPLE

Project Type: NEW CONSTRUCTION-OWNER OCCUPIED

Redevelopment Agency Contact: Name (Area Code) Telephone #										
	Project/Program Name: _	Proj	ect or Program							
which special construction of was converted	izes in community self-help project their new homes. The homes to linto "sweat equity" valued at \$1 affordable second mortgage. The	ects, was the developer, a took 10 months to build. 15,000. The first mortgag	Enterprises, assisting 12 families in the The families' work on the homes are was from CHFA. Families were age loans were funded by LMIHF							
History										
The	(City or County) of	struggled for sever	ral years over what to do about the relopment in the area by rezoning a							
of these effort city officials a significant ill the Agency co- disproportions on the street fi areas that wer Agency works	of the area for multi-family use, as were successful and the area cound residents. At the point that the will between the residents of the introduced in improvious. This area is in the ately narrow, deep lots, based on rontages of e landlocked and unsuitable for ced with 24 property owners to put	and twice attempted to creentinued to deteriorate, special Redevelopment Agence and the project in the blighted residential ecore area of town and we a subdivision plat laid in the part of the project in the part of the project in the part of the	eate improvement districts. None barking growing concern among by became involved, there was and the (City or County). The with discussions of how all neighborhood centering on was developed with 1950. Residents built their homes leaving large back-lot							
successful red access; numer property; high drain system, property sale development increment to a of the street in These improve process, the A for access to the	rous property owners; development development cost due to need and undergrounding of a flood oprices would not support high dependent of the area would be single-fanguand the off-site improvements. Improvements, utilities, storm dragments cost the Agency approximates.	light were present: irreginent that lagged behind the for installation of street is control creek; and a low-evelopment costs. The Anily owner-occupied hom A tract map was compleainage, and the undergroimately \$1.5 million. In crty owners to purchase pleed foster trust and good	Agency determined that the best hes. The Agency bonded its tax eted providing for the installation funding of Creek. lieu of using the eminent domain portions of their property, allowing distributions will during the course of the							

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner; Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5. 2: 20 sub rehab (nonrestricted): Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": Broadway/MacArthur/San Pablo General Title of Housing Project/Program: 3860 Martin Luther King Jr. Way, Phase 1 Project/Program Address (optional): Street: City: ZIP: 3860 Martin Luther King Jr Way Oakland 94609 Owner Name (optional): Total Project/Program Units: # 34 Restricted Units: # 0 Unrestricted Units: # 34 For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end Number of units restricted for special needs: (number must not exceed "Total Project Units") Number of units restricted that are serving one or more Special Needs: # (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) **DISABLED** (Mental) FARMWORKER (Permanent) TRANSITIONAL HOUSING FEMALE HEAD OF HOUSHOLD DISABLED (Physical) **ELDERLY** # FARMWORKER (Migrant) LARGE FAMILY **EMERGENCY SHELTERS** (4 or more Bedrooms) (allowable use only with "Other Housing Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Replacement Housing Units Inclusionary Housing Units Other Housing Units Provided With LMIHF Without LMIHF Restriction Start Date Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: Federal Funds State Funds: Other Local Funds: Private Funds: Owner's Equity: \$ TCAC/Federal Award: \$ \$ TCAC/State Award: Total Development/Purchase Cost: Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: Replacement Housing Units Inclusionary Units: Other Housing Units Provided: (Sch HCD-D2) ☐ Inside Project Area (Sch HCD-D3) ☐ With LMIHF (Sch HCD-D5) Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) ✓ No Agency Assistance (Sch HCD-D7)

HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

		•		cneaule D-2,	3,4,5,6)		
	ncy: Redevelopment Agency of the					-	
	evelopment Project Area Nan	-			Pablo	-	
Hous	sing Project Name: 3860 Mart	in Luther King, Ji	r. Way, Phase	<u>l</u>			•
have fund on F	TE: On this form, only report United to the contract of the co	nce. Agency assi esign, planning, e e same project/pre	istance include etc.) provided l ogram may be	es either financ by agency staff: agency assiste	ial assistanc In some ca	e (LMIHF or a uses, of the tota	other agency I units reported
the s hous	intent of this form is to: (1) reco sum of all the project's/program sing units provided <u>inside a proje</u> ects outside a <u>project area is opti</u>	's units reported o ect area that incre	on HCD-D2 the eases the agen	rough HCD-D cy's inclusiona	6, and (2) ac ry obligation	ccount for other. Reporting n	r (nonassisted)
Exal Fifty abov and repo Exal	D-D7 Reporting Examples mple 1 (reporting partial units): v (50) units received agency assis ve moderate units were funded w developed market-rate units) mu orted on D2-D6). mple 2 (reporting all units): Insi ily or single-family), funded by to	tance [30 afford ith other agency] ist be reported on ide a project area	able LMIHF u funds (reporte HCD-D7 to n a condemned	inits (reported of on HCD-D6) nake up the diff l, historic prope	on either HC J. The rema ference betw erty was subs	CD-D2, D3, D4 aining 50 (priva een 100 report stantially rehal	, or D5) and 20 ately financed aed on D1 and 50
				\$P			.,,
vnec ✓	ck whether Inside or Outside <u>INSIDE</u> Project Area	•					
	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD 34	TOTAL
	Substantial Rehabilitati	on Units:					
	<u>Total Units</u> :					34	34
	If agency <u>did not assist any p</u> identify Building Permit Numb		B0700448 BUILDING	PERMIT NUI		4/13/09 BUILDING PE	RMIT DATE
	OUTSIDE Project Area	Enter the numbe	er for each un	it type for eac	h applicable	activity:	
	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL
	Substantial Rehabilitati	on Units:				1	
	Total Units:]	<u></u>	Ι	
	If agency <u>did not assist any p</u> identify Building Permit Numl		BUILDING	PERMIT NUI	MBER .	BUILDING PE	RMIT DATE
Chec	ck all appropriate form(s) list	ed below that	will be used	to identify re	maining Pr	oject <u>Units</u> to	o be reported:
	eplacement Housing Units Sch HCD-D2)		oject Area (Sc	h HCD-D3) Sch HCD-D4)	☐ <u>With</u>	lousing Units LMIHF (Sch nout LMIHF (S	HCD-D5)

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner; Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5. 2: 20 sub rehab (nonrestricted); Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": Broadway/MacArthur/San Pablo General Title of Housing Project/Program: 485 West MacArthur Blvd Project/Program Address (optional): Street: City: ZIP: 485 West MacArthur Blvd Oakland 94609 Owner Name (optional): Total Project/Program Units: # 16 Restricted Units: # 0 Unrestricted Units: # 16 For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end Number of units restricted for special needs: (number must not exceed "Total Project Units") Number of units restricted that are serving one or more Special Needs: # ____ Check, if data not available (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) **DISABLED** (Mental) FARMWORKER (Permanent) TRANSITIONAL HOUSING **DISABLED** (Physical) FEMALE HEAD OF HOUSHOLD **ELDERLY** # FARMWORKER (Migrant) LARGE FAMILY **EMERGENCY SHELTERS** (4 or more Bedrooms) (allowable use only with "Other Housing Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Replacement Housing Units Inclusionary Housing Units Other Housing Units Provided With LMIHE Without LMIHF Restriction Start Date Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: Federal Funds State Funds: Other Local Funds: \$ Private Funds: \$ Owner's Equity: TCAC/Federal Award: \$ TCAC/State Award: Total Development/Purchase Cost: Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: Replacement Housing Units Inclusionary Units: Other Housing Units Provided: ☐ Inside Project Area (Sch HCD-D3) ☐ With LMIHF (Sch HCD-D5) (Sch HCD-D2) ☐ Without LMIHF (Sch HCD-D6) Outside Project Area (Sch HCD-D4) ☑ No Agency Assistance (Sch HCD-D7)

HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

(units not claimed on Schedule D-2,3,4,5,6)

Agency: <u>Redevelopment Agency of the City of Oakland</u> Redevelopment Project Area Name, <u>or</u> "Outside		1acArthur/San	Pablo								
Housing Project Name: 485 W. MacArthur Blvd.				_							
NOTE: On this form, only report UNITS NOT REPO have not received <u>any</u> agency assistance. Agency assis funds) or nonfinancial assistance (design, planning, e on HCD D1, a portion of units in the same project/pro whereas other units may be unassisted by the agency (stance include etc.) provided b ogram may be (reported on H	es either financh by agency staff agency assiste ICD-D7).	cial assista . In some d (reported	nce (LMIHF or cases, of the tota l on HCD-D2 th	other agency al units reported rough HCD-D6)						
The intent of this form is to: (1) reconcile any different the sum of all the project's/program's units reported of housing units provided <u>inside a project area</u> that incre projects outside a project area is optional, if units do n	on HCD-D2 the agent	rough HCD-L cy's inclusion)6, and (2) ary obligati	account for other on Reporting n	er (nonassisted)						
HCD-D7 Reporting Examples Example 1 (reporting partial units): A new 100 unit p Fifty (50) units received agency assistance [30 afforda above moderate units were funded with other agency j and developed market-rate units) must be reported on reported on D2-D6). Example 2 (reporting all units): Inside a project area family or single-family), funded by tax credits and oth	uble LMIHF u funds (reporte HCD-D7 to n a condemned	nits (reported d on HCD-D6 nake up the dij , historic prop	on either F)J. The ren ference be erty was su	ICD-D2, D3, D4 naining 50 (priv tween 100 repor bstantially reha	f, or D5) and 20 ately financed ted on D1 and 50						
				•							
Check whether Inside or Outside Project Area in completing applicable information below: ✓ INSIDE Project AreaEnter the number for each unit type for each applicable activity:											
ACTIVITY: UNIT TYPE: New Construction Units:	VLOW	LOW	MOD	AMOD 16	TOTAL						
Substantial Rehabilitation Units:											
Total Units:				16	16						
If agency <u>did not assist any part of project</u> identify Building Permit Number and Date:	B0504543 BUILDING	PERMIT NU	MBER .	2/17/09 BUILDING PE	ERMIT DATE						
OUTSIDE Project AreaEnter the number	r for each uni	it type for eac	h applicab	ole activity:							
ACTIVITY: UNIT TYPE: New Construction Units:	VLOW	LOW	MOD	AMOD	TOTAL						
Substantial Rehabilitation Units:											
Total Units:											
If agency <u>did not assist any part of project</u> identify Building Permit Number and Date:	BUILDING	PERMIT NU	MBER	BUILDING PE	ERMIT DATE						
heck all appropriate form(s) listed below that will be used to identify remaining Project Units to be reported: Replacement Housing Units Inclusionary Units: Other Housing Units Provided: (Sch HCD-D2) Inside Project Area (Sch HCD-D3) With LMIHF (Sch HCD-D5) Outside Project Area (Sch HCD-D4) Without LMIHF (Sch HCD-D6)											

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. Examples: 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner; Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5. 2: 20 sub rehab (nonrestricted): Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": Central City East General Title of Housing Project/Program: Orchards on Foothill Project/Program Address (optional): Street: City: ZIP: 2719 Foothill Blvd. Oakland 94601 Owner Name (optional): Total Project/Program Units: # 65 Unrestricted Units: # 1 Restricted Units: # 64 For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. ☑ NO Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? ☐ YES Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end Number of bedrooms occupied by ineliqible persons (e.g. ineligible income/# of residents in unit) at FY end Number of units restricted for special needs: (number must not exceed "Total Project Units") (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) DISABLED (Mental) TRANSITIONAL HOUSING FARMWORKER (Permanent) # 64 DISABLED (Physical) FEMALE HEAD OF HOUSHOLD **ELDERLY** # # FARMWORKER (Migrant) LARGE FAMILY **EMERGENCY SHELTERS** (allowable use only with "Other Housing (4 or more Bedrooms) Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Replacement Housing Units Inclusionary Housing Units Other Housing Units Provided With LMIHF Without LMIHF 2/1/07 Restriction Start Date 2/1/62 Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: 1,025,000 Federal Funds 3,475,000 State Funds: Other Local Funds: \$ Private Funds: 3,038,000 Owner's Equity: \$ 330,000 TCAC/Federal Award: 12,595,843 TCAC/State Award: Total Development/Purchase Cost: \$ 20,463,843_ Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: Replacement Housing Units Other Housing Units Provided: Inclusionary Units: (Sch HCD-D2) ✓ Inside Project Area (Sch HCD-D3) ☐ With LMIHF (Sch HCD-D5) Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) ✓ No Agency Assistance (Sch HCD-D7)

INCLUSIONARY HOUSING UNITS (INSIDE PROJECT AREA)

(units not claimed on Schedule D-4,5,6,7)

(units with required affordability restrictions that agency or community controls)

Agen	су: <u>R</u> е	edevelo	pment	Agency	of the (City	of Oal	kland										
Rede	velop	ment	Proje	ct Area	Name:	Ce	ntral_C	ity Ea	<u>st</u>									
Affor	dable	Hous	ing P	roject N	ame: <u>(</u>	Orch	ards o	n Foot	hill				· ·					
Chec	k only	one.	If bo	th appl	y, com	ple	te a s	epara	ate form	n for ea	ch (w	ith a	nother S	Sch-D1):			
] <u>Age</u>	ncy De	evelop	ed				☑ i	Non-Ag	ency De	evelope	ed						
Chec	k only	one.	If bo	th appl	y, com	ple	te a s	epara	ate forn	n for ea	ch (w	ith a	nother S	Sch-D1):			
	Z <u>Rer</u>									<u>Occupie</u>	<u>:d</u>							
				nits for					-									
						at i	is no l	onger	eligible	but still	a tem	pora	ary reside	ent and	part of	the total		
A.	New	Cons		ion Unit	<u>s</u> :				.									
	V/I (O)	M 101		y Units	INITI	_	1/1/01/		ion Elde		· NE					n Elderly		
	\rac{\rac{\rac{\rac{\rac{\rac{\rac{		V IVIO	D TOTAL	- INEL ■1	.G.	VLOV	V LOV	V MOL	TOTA	בן ואנו ביואנו	LG.	VLOW	LOW	MOD	TOTAL	INELG.	
		64		64							_					64		
	Of Total, identify the number aggregated from other project areas (see HCD-A(s), Item 8):																	
B.	Sub	<u>stanti</u>	al Rei	<u>nabilitat</u>	ion (P	ost.	-'93/A	B 129	0 Defir	ition o	f Valu	e >2	5%: Cre	dit for	Obliga	= tions Si	ince 1994):	
B. <u>Substantial Rehabilitation (Post-'93/AB 1290 Definition of Value >25%: Credit for Obligations Since 1994)</u> : Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units																		
	VLO'	W LOV	V MO	D TOTA	INEL	G.	VLOV	V LOV	V MOE	TOTA	L INE	LG.	VLOW	LOW	MOD	<u>TOTAL</u>	INELG.	
					7/	\Box					╗┌╴				7			
	Of T	otal, ic	dentify	the nun	⊒l∟— ≀beraq	i are	u—— qated	from (other pr	oiect ar	⊒l └─_ eas (se	e HO	لــــــــا D-A(s), ۱	tem 8):		 		
_			-		•	•	•		·	•				,		<u>]</u>		
C.	Acq	uisitio		<u>Covenaı</u> y Units	its (Po	st-	<u>'93/AI</u>				<u>ly Mul</u>	ti-Fa					strictions):	
	\(\alpha\)	A/ 1 O/A		D TOTAL	INIT	_	1/1/01/			TOTA	1 1515		VLOW LOW MOD TOTAL INELG.					
	VLO	VV LOV	V IVIOI	D IOIAI	- INEL	.G.	VLOV	V LOV	V MOL	IOIA	L INE	LG.	VLOW	LOW	MOD	TOTAL	INELG.	
					_]			<u> </u>			_							
															1		1	
тот	'AL <u>U</u>	NITS (Add o	nly <u>TOI</u>	<u>'AL</u> of	all'	'TOT	`AL l	Elderly	/ Non	Elde	rly	Units"):		i	64		
If TO	TAL <u>U</u>	NITS is	s less th	an "Tota	l Project	t Un	its" on	HCD .	Schedule	D1, repe	ort the r	emai	ning units	as instru	icted belo	ow.		
													-					
Chec	k all a	pprop	oriate	form(s)	listed	bel	low th	at wi	ll be us	ed to i	dentify	/ ren	naining	Project	Units 1	to be re	ported:	
				ng Units					ts (<u>Outs</u>	<u>ide</u> Pro	ject Ar	ea)		_		rovided		
(S	ch HC	D-D2)			(8	3ch	HCD-	·D4)						_	•	HCD-D5	•	
															•	h HCD-	·	
													No V	<u>Assistaı</u>	<u>nce</u> (Sc	h HCD-l) 7)	
	Identify the number of Inclusionary <u>Units</u> which also have been counted as Replacement <u>Units</u> :																	
	iueli		i e nur Iderly l		mulus	IUII	ary <u>U</u>		mich a Elderly		4 NG61	11 00				n Elderly		
•	VLOW	LOW	MOD	TOTAL	INELG.	- V	/LOW	LOW	MOD	TOTAL	INELG	<u> </u>	VLOW	LOW	MOD	TOTAL	INELG.	
ſ						1 [7						

HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

Agor	304: Dadayalanmant Agangy of th	•		cneaule D-2,	3,4,5,6)		
	ncy: <u>Redevelopment Agency of the</u> evelopment Project Area Nan	•		/ Fact			
	sing Project Name: Orchards o		- Comarch	<u> Last</u>		_	
NOT have fund on I	TE: On this form, only report U? e not received <u>any</u> agency assista ds) or nonfinancial assistance (de HCD D1, a portion of units in the reas other units may be unassiste	NITS NOT REPO nce. Agency assi esign, planning, e esame project/pro	istance includ etc.) provided ogram may be	es either financ by agency staff agency assiste	cial assistance. In some c	ce (LMIHF or a ases, of the tota	other agency al units reported
the s hou:	intent of this form is to: (1) reco sum of all the project's/program' sing units provided <u>inside a proje</u> ects outsid <u>e a project</u> area is opti	s units reported o ect area that incre	on HCD-D2 the agen	hrough HCD-D ncy's inclusiona	6, and (2) a ry obligatio	ccount for othe n. <u>Reporting n</u>	er (nonassisted)
Exal Fifty above and repo	D-D7 Reporting Examples mple 1 (reporting partial units); y (50) units received agency assis ve moderate units were funded w, developed market-rate units) mu orted on D2-D6), mple 2 (reporting all units); Insi ily or single-family), funded by to	tance [30 afford ith other agency j ist be reported on ide a project area	able LMIHF i funds (reporte HCD-D7 to i a condemned	units (reported ed on HCD-D6) nake up the dif d, historic propo	on either HO J. The remo ference betw erty was sub	CD-D2, D3, D4 aining 50 (priv veen 100 repor stantially rehal	, or D5) and 20 ately financed ted on D1 and 50
Chec	ck whether Inside or Outside	Project Area in	ı completinç	g applicable i	nformation	below:	
	INSIDE Project Area	Enter the numbe	er for each ur	nit type for eac	h applicabl	e activity:	
	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD 1	TOTAL 1
	Substantial Rehabilitati	on Units:	<u> </u>				
	Total Units:				_	1	1
	If agency <u>did not assist any p</u> identify Building Permit Numb		BUILDING	S PERMIT NUI	MBER	BUILDING PE	ERMIT DATE
	OUTSIDE Project AreaE	Enter the numbe	er for each un	it type for eac	h applicable	e activity:	
	ACTIVITY:	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL
	New Construction Units	<u>3</u> :					
	<u>Substantial Rehabilitati</u>	on Units:					
	Total Units:						
	If agency <u>did not assist any p</u> identify Building Permit Numb		BUILDING	S PERMIT NUI	MBER	BUILDING PE	ERMIT DATE
Chec	ck all appropriate form(s) list	ed below that v	will be used	to identify re	maining P	roject <u>Units</u> to	o be reported:
	eplacement Housing Units Sch HCD-D2)	Inclusionary U ✓ Inside Pro ☐ Outside P	oject Area (So	ch HCD-D3) Sch HCD-D4)	☐ <u>Witl</u>	Housing Units <u>n</u> LMIHF (Sch hout LMIHF (S	HCD-D5)

HCD-D7

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner; Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5, 2: 20 sub rehab (nonrestricted): Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Redevelopment Agency of the City of Oakland Name of Redevelopment Agency: Identify Project Area or specify "Outside": Coliseum General Title of Housing Project/Program: Edes Avenue Homes, Phase A Project/Program Address (optional): ZIP: Street: City: 10900 Edes Avenue Oakland 94603 Owner Name (optional): Total Project/Program Units: # 26 Restricted Units: # 26 Unrestricted Units: # For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. ✓ NO Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? ☐ YES Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end Number of units restricted for special needs: (number must not exceed "Total Project Units") (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) DISABLED (Mental) FARMWORKER (Permanent) TRANSITIONAL HOUSING # # # DISABLED (Physical) FEMALE HEAD OF HOUSHOLD **ELDERLY** # **EMERGENCY SHELTERS** FARMWORKER (Migrant) LARGE FAMILY (4 or more Bedrooms) (allowable use only with "Other Housing Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Other Housing Units Provided Replacement Housing Units Inclusionary Housing Units With LMIHF Without LMIHF 11/7/09 Restriction Start Date In perpetuity Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: \$ 2,517,000 Federal Funds 865.000 State Funds: 425.000 \$ Other Local Funds: 3,511,820 Private Funds: Owner's Equity: \$ TCAC/Federal Award: TCAC/State Award: Total Development/Purchase Cost: \$ _7.318.820 Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: ☐ Replacement Housing Units Inclusionary Units: Other Housing Units Provided: ☑ Inside Project Area (Sch HCD-D3) ☐ With LMIHF (Sch HCD-D5) (Sch HCD-D2) Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) No Agency Assistance (Sch HCD-D7)

INCLUSIONARY HOUSING UNITS (INSIDE PROJECT AREA)

(units not claimed on Schedule D-4,5,6,7)

(units with required affordability restrictions that agency or community controls)

Agen	cy: Re	devel	<u>opmen</u>	t Agenc	y of the	City	of Oak	land_									
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Affor	dable	Hous	ing P	roject l	Name:	Ede	s Avenu	ie Hon	nes, Phas	se A							
Chec	k only	one.	If be	oth app	ly, cor	nple	ete a s	•	te form		•		other S	Sch-D1)	:		
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	Of Total, identify the number aggregated from other project areas (see HCD-A(s), Item 8):																
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C.	Acq	uisitio	on of	Covena	nts (P	ost-	'93/AE	1290	Reforn	n: Only	Multi-	-Fan	nily VIc	w & Lo	w & O	- ther Re	strictions)
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Chec	k all a	ppro	priate	form(s) listed	d be	low th	at wil	l be use	d to ide	ntify :	rema	aining	Proiect	Units 1	to be re	ported:
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	☐ <u>No Assistance</u> (Sch HCD-D7)																
	lden	tify th	ne mui	mber o	f Inclus	sion	arv Ur	nits w	hich als	o have	been	cou	nted as	Repla	cemen	t Units:	
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For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. Examples: 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner; Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5. 2: 20 sub rehab (nonrestricted): Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": Coliseum General Title of Housing Project/Program: Seven Directions Project/Program Address (optional): ZIP: Street: City: 2946 International Blvd Oakland 94601 Owner Name (optional): Total Project/Program Units: # 36 Restricted Units: # 35 Unrestricted Units: # For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. **☑** NO Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? ☐ YES Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end #0 Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end #0 Number of units restricted for special needs: (number must not exceed "Total Project Units") # 0 Number of units restricted that are serving one or more Special Needs: # (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) TRANSITIONAL HOUSING DISABLED (Mental) FARMWORKER (Permanent) # **DISABLED** (Physical) FEMALE HEAD OF HOUSHOLD **ELDERLY** # FARMWORKER (Migrant) **EMERGENCY SHELTERS** LARGE FAMILY (4 or more Bedrooms) (allowable use only with "Other Housing Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Replacement Housing Units Inclusionary Housing Units Other Housing Units Provided With LMIHF Without LMIHF 9/5/08 Restriction Start Date 9/5/63 Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: 3.289.000 Federal Funds 1,216,600 State Funds: 3,975,112 Other Local Funds: \$ Private Funds: 240,000 \$ Owner's Equity: 187,001 TCAC/Federal Award: 6.779.605 TCAC/State Award: Total Development/Purchase Cost: \$ <u>15,687,318</u> Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: ☐ Replacement Housing Units Inclusionary Units: Other Housing Units Provided: (Sch HCD-D2) ✓ Inside Project Area (Sch HCD-D3) ☐ Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) ✓ No Agency Assistance (Sch HCD-D7)

INCLUSIONARY HOUSING UNITS (INSIDE PROJECT AREA)

(units not claimed on Schedule D-4,5,6,7)

(units with required affordability restrictions that agency or community controls)

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	Of Total, ide	intify th	ie num	iber agg	rega	ated fr	rom ot	ner pro	ject area	s (see	HCD	J-A(S), II	tem 8):			
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If TO	TAL UNITS is I	less thar	n "Tota	l Project	Unit	s" on F	HCD S	chedule i	DI, report	the ren	nainii	ng units	as instru	cted belo	w.	
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Check	all appropr	iate fo	rm(s)	listed l	belo	w tha	ıt will	be use	d to ide	ntify r	ema	ining l	Project	<u>Units</u> t	o be re	ported:
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(Sc	h HCD-D2)			(S	ch F	HCD-E	04)				[LMIHF			
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HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

(units not claimed on Schedule D-2,3,4,5,6)

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Ager	icy: Redevelopment Agency of th	e City of Oaklan	<u>d</u>				
Rede	evelopment Project Area Nam	ne, <u>or</u> "Outside	":Coliseum				
Hous	sing Project Name: Seven Dire	ctions					
have fund on F	TE: On this form, only report UN e not received <u>any</u> agency assistan ls) or nonfinancial assistance (de ICD DI, a portion of units in the reas other units may be unassiste	nce. Agency assi sign, planning, o same project/pro	istance includ etc.) provided ogram may be	es either finand by agency stafj agency assiste	cial assista . In some	nce (LMIHF or cases, of the total	other agency I units reported
the s hous	intent of this form is to: (1) reco sum of all the project's/program's sing units provided <u>inside a proje</u> ects outside a project area is optic	s units reported o ct area that incr	on HCD-D2 the agen	rough HCD-L cy's inclusion)6, and (2) ary obligati	account for othe ion. Reporting n	r (nonassisted)
Example Exampl	D-D7 Reporting Examples mple 1 (reporting partial units): o (50) units received agency assist oe moderate units were funded wi developed market-rate units) must reted on D2-D6). mple 2 (reporting all units): Insi ily or single-family), funded by ta	tance [30 afford ith other agency st be reported on de a project area	able LMIHF i funds (reporte i HCD-D7 to r i a condemned	inits (reported ed on HCD-D6 nake up the dij l, historic prop	on either F)J. The ren Jerence be erty was su	HCD-D2, D3, D4 naining 50 (privo tween 100 report bstantially rehal	, or D5) and 20 ately financed ted on D1 and 50
Chec	k whether Inside or Outside	Project Area in	n completing	applicable i	nformatio	n below:	
V	INSIDE Project AreaE						
	<u> </u>					·	
	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD 1	TOTAL 1
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	If agency <u>did not assist any p</u> identify Building Permit Numb		BUILDING	PERMIT NU	MBER	BUILDING PE	RMIT DATE
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	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL
	Substantial Rehabilitation	on Units:					
	<u>Total Units</u> :					1.44	
	If agency <u>did not assist any p</u> identify Building Permit Numb		BUILDING	PERMIT NU	MBER	BUILDING PE	RMIT DATE
Chec	ck all appropriate form(s) list	ed below that	will be used	to identify re	maining I	Project <u>Units</u> to	o be reported:
	eplacement Housing Units sch HCD-D2)	Inclusionary I ✓ Inside Pro Outside P	oject Area (So	ch HCD-D3) Sch HCD-D4)	<u></u> <u>₩</u>	Housing Units ith LMIHF (Sch ithout LMIHF (S	HCD-D5)

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner; Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5. 2: 20 sub rehab (nonrestricted): Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev. Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": West Oakland General Title of Housing Project/Program: Zephyr Gate Phase 2 Project/Program Address (optional): City: ZIP: Street: 1201 Wood Street, Oakland 94607 Owner Name (optional): Total Project/Program Units: # 23 Restricted Units: # 0 Unrestricted Units: # 23 For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? ☐ YES Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end Number of units restricted for special needs: (number must not exceed "Total Project Units") (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) **DISABLED** (Mental) TRANSITIONAL HOUSING FARMWORKER (Permanent) # **DISABLED** (Physical) FEMALE HEAD OF HOUSHOLD **ELDERLY** # FARMWORKER (Migrant) LARGE FAMILY EMERGENCY SHELTERS (4 or more Bedrooms) (allowable use only with "Other Housing Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Inclusionary Housing Units Replacement Housing Units Other Housing Units Provided With LMIHF Without LMIHF Restriction Start Date . Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: Federal Funds State Funds: \$ Other Local Funds: \$ Private Funds: \$ Owner's Equity: TCAC/Federal Award: TCAC/State Award: Total Development/Purchase Cost: Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: ☐ Replacement Housing Units Inclusionary Units: Other Housing Units Provided: ☐ Inside Project Area (Sch HCD-D3) With LMIHF (Sch HCD-D5) (Sch HCD-D2) Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) ☑ No Agency Assistance (Sch HCD-D7)

HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

(units not claimed on Schedule D-2,3,4,5,6)

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	evelopment Project Area Nam	<u> </u>	:": <u>West Oakla</u>	<u>nd</u>		_	
Hous	sing Project Name: Zephyr Gat	e Phase 2					
have fund on E	TE: On this form, only report UNe not received <u>any</u> agency assistants) or nonfinancial assistance (de HCD D1, a portion of units in the reas other units may be unassiste	nce. Agency ass sign, planning, same project/pr	istance include etc.) provided : ogram may be	es either finand by agency staff agency assiste	cial assistanc . In some co	e (LMIHF or a uses, of the tota	other agency il units reported
the s hous	intent of this form is to: (1) reco sum of all the project's/program'. sing units provided <u>inside a proje</u> ects outside a project area is optic	s units reported : <u>ct area</u> that incr	on HCD-D2 the eases the agen	rough HCD-L cy's inclusion	-)6, and (2) ac ury obligation	ccount for othen. Reporting n	er (nonassisted)
Exal Fifty abov and repo Exal	D-D7 Reporting Examples mple 1 (reporting partial units): v (50) units received agency assis ve moderate units were funded wi developed market-rate units) mu- orted on D2-D6). mple 2 (reporting all units): Insi ily or single-family), funded by ta	tance [30 afford th other agency st be reported on de a project area	able LMIHF t funds (reporte t HCD-D7 to n t a condemned	units (reported ed on HCD-D6) nake up the dij l, historic prop	on either HC)J. The rema ference betw erty was subs	CD-D2, D3, D4 aining 50 (privo een 100 report stantially rehal	, or D5) and 20 ately financed ted on D1 and 50
		 					
Cned ☑	ck whether Inside or Outside <u>INSIDE</u> Project Area	-					
	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD 23	TOTAL 23
	Substantial Rehabilitation	on Units:					
	Total Units:					23	23
	If agency <u>did not assist any p</u> identify Building Permit Numb		B0603405 BUILDING	PERMIT NU		4/1/09 BUILDING PE	ERMIT DATE
	OUTSIDE Project Area	Inter the number	er for each un	it type for eac	h applicable	activity:	
	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL
	Substantial Rehabilitation			T	<u> </u>	<u> </u>	
	Total Units:	<u>on omis</u> .		<u> </u>		<u> </u>	
	If agency <u>did not assist any p</u> i identify Building Permit Numb		BUILDING	PERMIT NU	MBER	BUILDING PE	RMIT DATE
Chec	ck all appropriate form(s) list	ed below that	will be used	to identify re	maining Pr	oject <u>Units</u> to	o be reported:
	eplacement Housing Units Sch HCD-D2)		oject Area (So	ch HCD-D3) Sch HCD-D4)	☐ <u>With</u>	lousing Units ը LMIHF (Sch nout LMIHF (S	HCD-D5)

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner; Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5. 2: 20 sub rehab (nonrestricted): Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental). 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s. 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": West Oakland General Title of Housing Project/Program: Oakland Noodle Factory Project/Program Address (optional): City: ZIP: Street: 1255 26th Street Oakland 94607 Owner Name (optional): Total Project/Program Units: # 11 Restricted Units: # 0 Unrestricted Units: # 11 For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end Number of units restricted for special needs: (number must not exceed "Total Project Units") Number of units restricted that are serving one or more Special Needs: #

Check, if data not available (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) **DISABLED** (Mental) FARMWORKER (Permanent) TRANSITIONAL HOUSING # **DISABLED** (Physical) FEMALE HEAD OF HOUSHOLD **ELDERLY** # FARMWORKER (Migrant) LARGE FAMILY **EMERGENCY SHELTERS** (4 or more Bedrooms) (allowable use only with "Other Housing Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Replacement Housing Units Inclusionary Housing Units Other Housing Units Provided With LMIHF Without LMIHF Restriction Start Date Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: Federal Funds State Funds: Other Local Funds: Private Funds: \$ Owner's Equity: TCAC/Federal Award: \$ TCAC/State Award: \$ Total Development/Purchase Cost: Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: Replacement Housing Units Inclusionary Units: Other Housing Units Provided: (Sch HCD-D2) ☐ Inside Project Area (Sch HCD-D3) ☐ With LMIHF (Sch HCD-D5) Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) ☑ No Agency Assistance (Sch HCD-D7)

HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

		•		cneaule D-2,	3,4,5,6)							
_	1cy: Redevelopment Agency of the	•		1		-						
	evelopment Project Area Nam sing Project Name: <u>Oakland N</u>	- -	m: <u>wesi ∪akia</u>	<u>na</u>		-						
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havi fund on l	TE: On this form, only report Ule not received <u>any</u> agency assistads) or nonfinancial assistance (de HCD DI, a portion of units in the reas other units may be unassiste	nce. Agency assi esign, planning, c same project/pro	istance include etc.) provided : ogram may be	es either financ by agency staff agency assiste	ial assistanc . In some ca	e (LMIHF or a	other agency Il units reported					
the : hou	intent of this form is to: (1) reco sum of all the project's/program' sing units provided <u>inside a proje</u> ects outside a project area is opti	s units reported o ect area that incr	on HCD-D2 the eases the agen	rough HCD-D cy's inclusiona	6, and (2) ac ry obligation	ccount for other. Reporting n	r (nonassisted)					
Exa Fift abo and repo Exa	D-D7 Reporting Examples mple 1 (reporting partial units): y (50) units received agency assis ve moderate units were funded w, developed market-rate units) mu orted on D2-D6). mple 2 (reporting all units): Insi ily or single-family), funded by to	tance [30 afford ith other agency st be reported on ide a project area	able LMIHF i funds (reporte i HCD-D7 to n i a condemned	inits (reported and on HCD-D6) make up the dif	on either HC]. The rema ference betw erty was subs	CD-D2, D3, D4 sining 50 (privo seen 100 report stantially rehal	, or D5) and 20 utely financed ted on D1 and 50					
☑	theck whether Inside or Outside Project Area in completing applicable information below: INSIDE Project AreaEnter the number for each unit type for each applicable activity:											
	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD 11	TOTAL					
	Substantial Rehabilitati	on Units:				i						
	<u>Total Units</u> :					11	11					
	If agency <u>did not assist any p</u> identify Building Permit Numb		B0605293 BUILDING	PERMIT NU		1/5/09 BUILDING PE	RMIT DATE					
	OUTSIDE Project Area	Enter the numbe	er for each un	it type for eac	h applicable	activity:						
	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL					
	Substantial Rehabilitati	-										
	Total Units:				-							
	If agency <u>did not assist any p</u> identify Building Permit Numb		BUILDING	PERMIT NU	MBER L	BUILDING PE	RMIT DATE					
Che	ck all appropriate form(s) list	ed below that v	will be used	to identify re	maining Pr	oject <u>Units</u> to	be reported:					
	eplacement Housing Units Sch HCD-D2)		oject Area (Sc	ch HCD-D3) Sch HCD-D4)	☐ <u>With</u>	lousing Units LMIHF (Sch lout LMIHF (S	HCD-D5)					

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner; Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5. 2: 20 sub rehab (nonrestricted); Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s, 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": Acorn General Title of Housing Project/Program: Jack London Gateway Project/Program Address (optional): City: ZIP: Street: 989 Brush Street Oakland 94607 Owner Name (optional): Total Project/Program Units: # 61 Restricted Units: # 60 Unrestricted Units: # 1 For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. **☑** NO Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? ☐ YES Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end Number of units restricted for special needs: (number must not exceed "Total Project Units") (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) **DISABLED** (Mental) FARMWORKER (Permanent) TRANSITIONAL HOUSING # # 60 **DISABLED** (Physical) FEMALE HEAD OF HOUSHOLD ELDERLY # FARMWORKER (Migrant) LARGE FAMILY **EMERGENCY SHELTERS** (4 or more Bedrooms) (allowable use only with "Other Housing Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Inclusionary Housing Units Replacement Housing Units Other Housing Units Provided With LMIHF Without LMIHF 6/30/2009 Restriction Start Date 6/30/2064 Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: 4.900.000 Federal Funds State Funds: \$ \$ Other Local Funds: Private Funds: 1,350,000 \$ Owner's Equity: 378.000 TCAC/Federal Award: 13.007.763 TCAC/State Award: \$ Total Development/Purchase Cost: \$ 19,635,763 Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: Replacement Housing Units Inclusionary Units: Other Housing Units Provided: ☐ Inside Project Area (Sch HCD-D3) (Sch HCD-D2) With LMIHF (Sch HCD-D5) ✓ Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) ✓ No Agency Assistance (Sch HCD-D7)

INCLUSIONARY HOUSING UNITS (OUTSIDE ALL PROJECT AREAS)

(units not claimed on Schedule D-3,5,6,7)

(units with required affordability restrictions that agency or community controls)

Agency	: <u>Re</u>	devel	opmen	t Agency	of the C	ity	of O	<u>akland</u>									
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Afforda	ble	Hous	ing P	roject N	lame: <u>J</u>	acl	k Lor	ndon G	ateway								
Check	only	one.	If bo	oth app	ly, com	ple	ete a	separ	ate forr	n for ea	ach (wi	th a	nother	Sch-D1) :		
	Ager	ncy D	evelop	ed				☑ .	Non-Ag	ency D	evelope	eď					
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	Ren	<u>tal</u>							<u>Owner-(</u>	Occupie (<u>ed</u>						
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project area obligation) 1 obligation of any project area) Note: "INEL G" refers to a household that is no larger cligible but still a temperature resident and part of the total																	
Note: "INELG" refers to a household that is no longer eligible but still a temporary resident and part of the total Enter the number of units for each applicable activity below:																	
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_				y Units				ı	Non Elde	rly Units			TOT	AL Elde	rly & No	n Elderly	/ Units
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HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

(units not claimed on Schedule D-2,3,4,5,6)

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Agen	cy: Redevelopment Agency of the	e City of Oaklan	<u>d</u>					
Rede	velopment Project Area Nam	e, <u>or</u> "Outside	": <u>Acorn</u>					
Hous	ing Project Name: Jack Londo	n Gateway						
have fund on H	E: On this form, only report UN not received <u>any</u> agency assistants) or nonfinancial assistance (destED DI, a portion of units in the seas other units may be unassisted	ce. Agency assi sign, planning, e same project/pro	istance include etc.) provided b ogram may be	s either financ y agency staff agency assiste	ial assistance In some cas	(LMIHF or e ses, of the tota	other agency al units reported	
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—— Chec	k whether Inside or Outside I	Project Area in	completing	applicable i	nformation	below:		
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	Substantial Rehabilitation	n Units:				Ι.	,	
	Total Units:	;	[]			1	1	
	If agency <u>did not assist any pa</u> identify Building Permit Numbe		BUILDING	PERMIT NUI	MBER B	UILDING PE	RMIT DATE	
	OUTSIDE Project AreaE	nter the numbe	er for each uni	t type for eac	h applicable	activity:		
	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL	
	Substantial Rehabilitation	,				1.0-		
	Total Units:							
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Chec	k all appropriate form(s) liste	ed below that v	will be used t	to identify re	maining Pro	oject <u>Units</u> to	be reported:	
	eplacement Housing Units ch HCD-D2)	Inclusionary l ☐ <u>Inside</u> Pro	Jnits: ject Area (Scl	h HCD-D3)		ousing Units LMIHF (Sch		
		✓ Outside P	roject Area (S	Sch HCD-D4)	☐ Witho	out LMIHF (S	sch HCD-D6)	

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner; Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5. 2: 20 sub rehab (nonrestricted): Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": Central District General Title of Housing Project/Program: Fox Courts Project/Program Address (optional): Street: City: ZIP: 1807-1829 Telegraph Avenue Oakland 94612 Owner Name (optional): Total Project/Program Units: # 80 Restricted Units: # 79 Unrestricted Units: # 1 For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? **№** ☐ YES Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end Number of units restricted for special needs: (number must not exceed "Total Project Units") (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) **DISABLED** (Mental) FARMWORKER (Permanent) TRANSITIONAL HOUSING # # **DISABLED** (Physical) FEMALE HEAD OF HOUSHOLD **ELDERLY** # FARMWORKER (Migrant) LARGE FAMILY **EMERGENCY SHELTERS** (4 or more Bedrooms) (allowable use only with "Other Housing Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Replacement Housing Units Inclusionary Housing Units Other Housing Units Provided With LMIHF Without LMIHF 7/15/09 Restriction Start Date 7/15/64 Restriction End Date Perpetuity **Funding Sources:** \$ 6,950,000 Redevelopment Funds: Federal Funds 200.000 State Funds: 5,804,557 Other Local Funds: 1.124.100 Private Funds: 2,243,500 \$ 1,569,540 Owner's Equity: \$ TCAC/Federal Award: TCAC/State Award: Total Development/Purchase Cost: \$ 17,891,697_ Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: Replacement Housing Units Inclusionary Units: Other Housing Units Provided: ☐ Inside Project Area (Sch HCD-D3) (Sch HCD-D2) With LMIHF (Sch HCD-D5) ✓ Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) ✓ No Agency Assistance (Sch HCD-D7)

INCLUSIONARY HOUSING UNITS (OUTSIDE ALL PROJECT AREAS)

(units not claimed on Schedule D-3,5,6,7)

(units with required affordability restrictions that agency or community controls)

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If TO	TAL U	NITS is	s less ti	han "Tota	ul Projec	:t/Pr	ogram i	Units" d	on HCD	Schedule	D1, rep	ort th	e remai	ning unit	s as instr	ucted bele	ow,
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Checi	k all a	pprop	riate	form(s) listed	be	low th	at will	be us	ed to id	entify i	rema	aining	Project	<u>Units</u> t	o be re	ported:
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HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

	(units not c	laimea on S	cneaule D-2,	3,4,5,6)						
Agency: Redevelopment Agency of the	e City of Oaklan	<u>d</u>	. –		_					
Redevelopment Project Area Nam	e, <u>or</u> "Outside	":Central Dist	rict		_					
Housing Project Name: Fox Courts					_					
NOTE: On this form, only report UN have not received any agency assistan funds) or nonfinancial assistance (deson HCD DI, a portion of units in the whereas other units may be unassisted	ce. Agency assi sign, planning, e same project/pro	stance include etc.) provided i ogram may be	es either financ by agency staff agency assiste	ial assistanc . In some co	e (LMIHF or a uses, of the tota	other agency I units reported				
The intent of this form is to: (1) recorthe sum of all the project's/program's housing units provided inside a project project outside a project area is optio	units reported o at area that incre	on HCD-D2 the cases the agen	rough HCD-D cy's inclusiona	6, and (2) actry obligation	ccount for othe n. <u>Reporting</u> no	r (nonassisted)				
HCD-D7 Reporting Examples Example 1 (reporting partial units): A Fifty (50) units received agency assists above moderate units were funded wit and developed market-rate units) mus reported on D2-D6). Example 2 (reporting all units): Inside	ance [30 afforde th other agency j it be reported on the a project area	able LMIHF u funds (reporte HCD-D7 to n a condemned	inits (reported and on HCD-D6) nake up the dif l, historic propo	on either HO J. The remo ference betw erty was sub	CD-D2, D3, D4, aining 50 (privo veen 100 report stantially rehab	or D5) and 20 ontely financed sed on D1 and 50				
family or single-family), funded by tax	x credits and oth	er private fin	ancing without	any agency	assistance.					
Check whether Inside or Outside I	Project Area ir	n completing	j applicable i	nformation	below:					
☑ <u>INSIDE</u> Project Area <i>E</i>	nter the number	er for each un	nit type for eac	h applicable	e activity:					
ACTIVITY: New Construction Units:	UNIT TYPE:	VLOW	LOW	MOD	AMOD 1	TOTAL 1				
Substantial Rehabilitation	n Units:					1				
Total Units:					1	1				
If agency <u>did not assist any pa</u> identify Building Permit Numbe		BUILDING	PERMIT NU	MBER	BUILDING PE	RMIT DATE				
OUTSIDE Project AreaE	nter the numbe	r for each un	it type for eac	h applicable	e activity:					
ACTIVITY:	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL				
New Construction Units	:									
Substantial Rehabilitation	on Units:									
Total Units:										
If agency <u>did not assist any pa</u> identify Building Permit Numbe		BUILDING PERMIT NUMBER BUILDING PERMIT DATE								
Check all appropriate form(s) liste	d below that v	will be used	to identify re	maining Pı	oject <u>Units</u> to	be reported:				
Replacement Housing Units (Sch HCD-D2)	Inclusionary U ☐ <u>Inside</u> Pro	Jnits: ject Area (Sc	h HCD-D3)		Housing Units LMIHF (Sch					
	☑ <u>Outside</u> P	roject Area (Sch HCD-D4)	☐ <u>With</u>	nout LMIHF (S	ch HCD-D6)				

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner; Area 2: 6 Rental: & Outside: 4 Rental. Complete 3 D-1s. & Ds3-4-5. 2: 20 sub rehab (nonrestricted): Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": Central District General Title of Housing Project/Program: The Uptown Parcel 1 Project/Program Address (optional): Street: City: ZIP: 600 William Street Oakland 94612 Owner Name (optional): Total Project/Program Units: # 255 Restricted Units: # 70 Unrestricted Units: # 185 For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? ☐ YES **☑** NO Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end #0 Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end #0 Number of units restricted for special needs: (number must not exceed "Total Project Units") # 0 (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) **DISABLED** (Mental) FARMWORKER (Permanent) TRANSITIONAL HOUSING # # **ELDERLY** DISABLED (Physical) FEMALE HEAD OF HOUSHOLD # FARMWORKER (Migrant) LARGE FAMILY **EMERGENCY SHELTERS** (allowable use only with "Other Housing (4 or more Bedrooms) Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Replacement Housing Units Inclusionary Housing Units Other Housing Units Provided With LMIHF Without LMIHF 8/10/09 Restriction Start Date 8/10/64 Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: \$ 12,186,216 Federal Funds \$ 61,353,383 State Funds: 2.032,331 Other Local Funds: Private Funds: Owner's Equity: 3.957,677 TCAC/Federal Award: TCAC/State Award: Total Development/Purchase Cost: \$ 79.529.607_ Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: Inclusionary Units: Replacement Housing Units Other Housing Units Provided: ☑ Inside Project Area (Sch HCD-D3) ☐ With LMIHF (Sch HCD-D5) (Sch HCD-D2) ☐ Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) ☐ No Agency Assistance (Sch HCD-D7)

INCLUSIONARY HOUSING UNITS (INSIDE PROJECT AREA)

(units not claimed on Schedule D-4,5,6,7)

(units with required affordability restrictions that agency or community controls)

Elderly Units VLOW LOW MOD TOTAL INELG. VLOW LOW MOD	Agen	cy: Red	develo	opmen	t Agency	of the C	ity	of Oa	kland									
Check only one. If both apply, complete a separate form for each (with another Sch-D1): Agency Developed Non-Agency Developed Non-Agency Developed	Rede	velopr	nent	Proje	ct Area	Name:	<u>C</u>	entral I	<u>District</u>									
Check only one. If both apply, complete a separate form for each (with another Sch-D1): Rental	Affor	dable l	euor	ing P	roject N	lame: <u>T</u>	he	Uptov	vn Parc	el I		·						
Check only one. If both apply, complete a separate form for each (with another Sch-D1): Rental	Chec	k only	one.	If bo	oth app	ly, com	ple	ete a :				-		nother S	Sch-D1):		
Enter the number of units for each applicable activity below: Note: "INELG" refers to a household that is no longer eligible but still a temporary resident and part of the total A. New Construction Units: Elderly Units: Non Elderly Units: Non Elderly Units: Non Elderly Units: TOTAL Elderly & Non Elderly Units: Of Total, identify the number aggregated from other project areas (see HCD-A(s), Item 8): B. Substantial Rehabilitation (Post-'93/AB 1290 Definition of Value >25%: Credit for Obligations Since 1994) Elderly Units: Non Elderly Units: Non Elderly Units: Non Elderly Units: Non Elderly Units: TOTAL Elderly & Non Elderly Units: VLOW LOW MOD TOTAL INELG. Of Total, identify the number aggregated from other project areas (see HCD-A(s), Item 8): C. Acquisition of Covenants (Post-'93/AB 1290 Reform: Only Multi-Family Vlow & Low & Other Restrictions: Elderly Units: Non Elderly Units: Non Elderly Units: Non Elderly Units: TOTAL Elderly & Non Elderly Units: TOTAL Elderly & Non Elderly Units TOTAL Elderly & Non Elderly Units TOTAL Elderly & Non Elderly Units TOTAL Elderly & Non Elderly Units TOTAL Elderly & Non Elderly Units TOTAL UNITS (Add only TOTAL, of all "TOTAL Elderly / Non Elderly Units"): [### TOTAL UNITS is less than "Total Project Units" on HCD Schedule DI, report the remaining units as instructed below. Check all appropriate form(s) listed below that will be used to identify remaining Project Units Provided: (Sch HCD-D2) With LMIHF (Sch HCD-D6) Without LMIHF (Sch HCD-D6) Without LMIHF (Sch HCD-D6)		Agen	<u>cy</u> D	evelop	oed				Ø i	Non-Age	ency De	velope	d					
Enter the number of units for each applicable activity below: Note: "INELG" refers to a household that is no longer eligible but still a temporary resident and part of the total A. New Construction Units: Elderly Units:	_			If bo	oth app	ly, com	plo	ete a :	-			-	th a	nother S	Sch-D1):		
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Identify the number of Inclusionary <u>Units</u> which also have been counted as Replacement <u>Units</u> : Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units		ldent				Inclusi	or	nary <u>L</u>				e been	co					Units
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HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

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have fund on F	TE: On this form, only report UN not received any agency assistants) or nonfinancial assistance (de. ICD D1, a portion of units in the reas other units may be unassisted	ice. Agency assi sign, planning, c same project/pro	istance include etc.) provided : ogram may be	es either financ by agency staff agency assiste	ial assistanc . In some ca	e (LMIHF or a	other agency I units reported
the s	intent of this form is to: (1) reco. sum of all the project's/program's sing units provided <u>inside a projec</u> ects outside a project area is optio	units reported o <u>ct area</u> that incre	on HCD-D2 the agen	rough HCD-D cy's inclusiona	6, and (2) ac ary obligation	count for other. Reporting n	r (nonassisted)
Exal Fifty abov and repo Exal	D-D7 Reporting Examples mple 1 (reporting partial units): i v (50) units received agency assist ve moderate units were funded wit developed market-rate units) mus reted on D2-D6). mple 2 (reporting all units): Insidily or single-family), funded by ta	ance [30 afford th other agency st be reported on de a project area	able LMIHF i funds (reporte HCD-D7 to r a condemned	inits (reported and on HCD-D6) nake up the dif l, historic propo	on either HC J. The rema ference betw erty was subs	D-D2, D3, D4 ining 50 (privo een 100 report stantially rehal	, or D5) and 20 ately financed ated on D1 and 50
Chec	k whether Inside or Outside	Project Area ir	n completing	j applicable i	nformation	below:	
\checkmark	INSIDE Project Area	nter the number	er for each ur	nit type for eac	h applicable	e activity:	
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	Total Units:					185	185
	If agency <u>did not assist any pa</u> identify Building Permit Numb		BUILDING	PERMIT NUI	MBER E	BUILDING PE	RMIT DATE
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	ACTIVITY:	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL
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	Substantial Rehabilitation	on Units:					
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	If agency <u>did not assist any pa</u> identify Building Permit Numb		BUILDING	PERMIT NU	MBER E	BUILDING PE	RMIT DATE
Chec	k all appropriate form(s) liste	ed below that v	will be used	to identify re	maining Pr	oject <u>Units</u> to	be reported:
	eplacement Housing Units sch HCD-D2)	Inclusionary to Inside Pro Outside P	oject Area (So	ch HCD-D3) Sch HCD-D4)	☐ <u>With</u>	lousing Units LMIHF (Sch lout LMIHF (S	HCD-D5)

SCHEDULE HCD-D1 GENERAL PROJECT/PROGRAM INFORMATION

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner, Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5. 2: 20 sub rehab (nonrestricted): Area 3: 4 Agy Dev. Rentals: 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": Central District General Title of Housing Project/Program: The Uptown Parcel 3 Project/Program Address (optional): City: ZIP: Street: 500 William Street Oakland 94612 Owner Name (optional): Total Project/Program Units: # 217 Restricted Units: # 43 Unrestricted Units: # 174 For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? ☐ YES MOI MOI Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end #0 Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end #0 Number of units restricted for special needs: (number must not exceed "Total Project Units") # 0 (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) **DISABLED** (Mental) FARMWORKER (Permanent) TRANSITIONAL HOUSING # # # **DISABLED** (Physical) FEMALE HEAD OF HOUSHOLD **ELDERLY** # FARMWORKER (Migrant) LARGE FAMILY **EMERGENCY SHELTERS** (4 or more Bedrooms) (allowable use only with "Other Housing Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Replacement Housing Units Inclusionary Housing Units Other Housing Units Provided With LMIHF Without LMIHF 8/10/09 Restriction Start Date 8/10/64 Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: \$ 10,370,231 Federal Funds \$ State Funds: 52,210,526 Other Local Funds: 1,729,474 Private Funds: \$ Owner's Equity: 3.367,905 \$ TCAC/Federal Award: TCAC/State Award: Total Development/Purchase Cost: \$ 67,678,136 Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: Replacement Housing Units Inclusionary Units: Other Housing Units Provided: (Sch HCD-D2) ✓ Inside Project Area (Sch HCD-D3) Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) ☑ No Agency Assistance (Sch HCD-D7)

INCLUSIONARY HOUSING UNITS (INSIDE PROJECT AREA)

(units not claimed on Schedule D-4,5,6,7)

(units with required affordability restrictions that agency or community controls)

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C.	<u>Acq</u>	uisitio	n of	Covena	nts (Po	st-	'93/A	B 129	0 Refo	rm	: Only	Mult	i-Fa	mily	Vic	w & Lo	ow & O	ther Re	strictio	ons)
			Elder	ly Units				1	Non Eld	erly	Units			T	ATC	AL Elder	ly & No	n Elderly	/ Units	
	VLO'	N LOV	V MO	D TOTA	L INEL	G.	VLO	N FO	V MC	D	TOTAL	INEL	G.	VLC	W	LOW	MOD	TOTAL	INELG	<u>. </u>
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	lder	tify th	ie nui	mber of	Inclusi	ion	ary U	lnits v	vhich a	also	have	been	COL	unted	d as	s Repla	cemen	t Units:		
			lderly				, _		n Elderl									Elderly	Units	
•	VLOW	LOW	MOD	TOTAL	INELG.	7	/LOW	LOW	MOD	TC	OTAL I	NELG.	•	VLC	W	LOW	MOD	TOTAL	INELG	<u>.</u> آڏ
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HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

(units not claimed on Schedule D-2,3,4,5,6)

A	D - 1 1	•	anned on S	criedule D-2,	5,4,5,0 <i>)</i>			
-	cy: <u>Redevelopment Agency of the</u> velopment Project Area Nam	-		riot		_		
	ing Project Name: <u>The Uptow</u>	-	· Central Dist	net		_		
have fund on H	E: On this form, only report UN not received <u>any</u> agency assistants) or nonfinancial assistance (des CD D1, a portion of units in the least other units in the least other units may be unassisted	ce. Agency assi sign, planning, e same project/pre	istance include etc.) provided l ogram may be	es either financ by agency staff. agency assisted	ial assistan In some o	ce (LMIHF or cases, of the tota	other agency I units reported	
the s hous	intent of this form is to: (1) recorum of all the project's/program's ing units provided <u>inside a projec</u> cts outside a project area is optio	units reported o at area that incre	on HCD-D2 the cases the agent	rough HCD-D cy's inclusiona	6, and (2) a ry obligatio	nccount for othe on. Reporting n	r (nonassisted)	
Exar Fifty abov and c repor	2-D7 Reporting Examples Inple 1 (reporting partial units); (50) units received agency assist Inple moderate units were funded wit Inple 2 (reporting all units): Insid In or single-family), funded by ta	ance [30 afford th other agency t be reported on le a project area	able LMIHF u funds (reporte HCD-D7 to n a condemned	nits (reported of d on HCD-D6) nake up the diff , historic prope	on either H J. The rem ference bet erty was sul	CD-D2, D3, D4 aining 50 (priva ween 100 report ostantially rehal	or D5) and 20 ntely financed ed on D1 and 50	
Chec	k whether Inside or Outside	Project Area in	n completing	applicable in	nformatio	n below:		
V	INSIDE Project AreaE	inter the numbe	er for each un	it type for eac	h applicab	le activity:		
	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL 174	
	Substantial Rehabilitation	on Units:						
	Total Units:		[174	174	
	If agency <u>did not assist any pa</u> identify Building Permit Numbe		BUILDING	PERMIT NUI	MBER	BUILDING PE	RMIT DATE	
	OUTSIDE Project AreaE	nter the numbe	er for each un	it type for eaci	h applicabi	e activity:		
	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL	
	Substantial Rehabilitation	on Units:						
	Total Units:							
	If agency <u>did not assist any pa</u> identify Building Permit Numb		BUILDING	PERMIT NUI	MBER	BUILDING PE	RMIT DATE	
Chec	k all appropriate form(s) liste	ed below that v	will be used	to identify re	maining P	roject <u>Units</u> to	be reported:	
□ Re	placement Housing Units	Inclusionary l			Other	Housing Units		
(S	ch HCD-D2)	✓ Inside Pro	oject Area (Sc	h HCD-D3)		<u>h</u> LMIHF (Sch	HCD-D5)	

SCHEDULE HCD-D1 GENERAL PROJECT/PROGRAM INFORMATION

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. 1: 25 minor rehab (Nonagy Dev); Area 1: 15 Owner; Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5. 2: 20 sub rehab (nonrestricted): Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": Outside Project Area General Title of Housing Project/Program: Golf Links Project/Program Address (optional): <u>Street:</u> 2824 82nd Ave; 8207, 8327, 8379, 8395, 8477 Golf City: ZIP: Oakland 94605 Links Road Owner Name (optional): Total Project/Program Units: # 10 Restricted Units: # 3 Unrestricted Units: # 7 For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. **☑** NO Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? ☐ YES Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end Number of units restricted for special needs: (number must not exceed "Total Project Units") Number of units restricted that are serving one or more Special Needs: 0 — Check, if data not available (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) **DISABLED** (Mental) FARMWORKER (Permanent) TRANSITIONAL HOUSING # # **DISABLED** (Physical) FEMALE HEAD OF HOUSHOLD **ELDERLY** # # FARMWORKER (Migrant) LARGE FAMILY **EMERGENCY SHELTERS** (4 or more Bedrooms) (allowable use only with "Other Housing Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Replacement Housing Units Inclusionary Housing Units Other Housing Units Provided With LMIHF Without LMIHF Restriction Start Date Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: 948.000 \$ Federal Funds State Funds: \$ Other Local Funds: \$ Private Funds: \$ 520,000 \$ Owner's Equity: 428.000 \$ TCAC/Federal Award: \$ TCAC/State Award: Total Development/Purchase Cost: \$ <u>1.896.000</u> Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: Replacement Housing Units Other Housing Units Provided: Inclusionary Units: ☑ With LMIHF (Sch HCD-D5) ☐ Inside Project Area (Sch HCD-D3) (Sch HCD-D2) ☐ Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) ✓ No Agency Assistance (Sch HCD-D7)

OTHER HOUSING UNITS PROVIDED (AGENCY ASSISTANCE WITH LMIHF)

(units not claimed on Schedule D-2,3,4,6,7)

(lack minimum replacement or inclusionary restrictions and/or not controlled by agency or community)

Agency: Redevelopment Agency of the City	of Oakland	
Redevelopment Project Area Name, or	"Outside": Outside Project Area	
Affordable Housing Project Name: Gol	f Links	
Check only one:		
☐ Inside Project Area	☑ <u>Outside</u> Project Area	
Check only one. If both apply, comple	te a separate form for each (with a	another Sch-D1):
Agency Developed	✓ Non-Agency Developed	
Check only one. If both apply, comple	* <u> </u>	another Sch-D1):
☐ Rental	✓ Owner-Occupied	
Enter the number of units for each app	licable activity below:	
Note: "INELG" refers to a household that	is no longer eligible but still a tempor	ary resident and part of the total
A. New Construction Units (non re	placement/non inclusionary):	
Elderly Units	Non Elderly Units	TOTAL Elderly & Non Elderly Units
VLOW LOW MOD TOTAL INELG.	VLOW LOW MOD TOTAL INELG.	VLOW LOW MOD TOTAL INELG.
	3 3	3 3
D. Cubatantial Babalilitation Haita	/walve increase with land > 350/ /m	
B. <u>Substantial Rehabilitation Units</u> Elderly Units	Non Elderly Units	non replacement/non inclusionary): TOTAL Elderly & Non Elderly Units
VLOW LOW MOD TOTAL INELG.		•
		<u> </u>
C. <u>Non-Substantial Rehabilitation U</u>		
Elderly Units	Non Elderly Units	TOTAL Elderly & Non Elderly Units
VLOW LOW MOD TOTAL INELG.	VLOW LOW MOD TOTAL INELG.	VLOW LOW MOD TOTAL INELG.
D. Acquisition of Units_Only (non a	cquisition of affordability covenar	its for inclusionary credit):
Elderly Units	Non Elderly Units	TOTAL Elderly & Non Elderly Units
VLOW LOW MOD TOTAL INELG.	VLOW LOW MOD TOTAL INELG.	VLOW LOW MOD TOTAL INELG.
5 Mobilahomo Owner / Perident		
E. Mobilehome Owner / Resident: Elderly Units	Non Elderly Units	TOTAL Elderly & Non Elderly Units
VLOW LOW MOD TOTAL INELG.	<u>-</u>	
<u> </u>		<u> </u>
F. Mobilehome Park Owner / Resid		
Elderly Units	Non Elderly Units	TOTAL Elderly & Non Elderly Units
VLOW LOW MOD TOTAL INELG.	VLOW LOW MOD TOTAL INELG.	VLOW LOW MOD TOTAL NELG.
		1

Inclusionary Units:

☐ Inside Project Area (Sch HCD-D3)

☐ Outside Project Area (Sch HCD-D4)

Other Housing Units Provided:

Without LMIHF (Sch HCD-D6)

☑ No Assistance (Sch HCD-D7)

□ Replacement Housing Units

(Sch HCD-D2)

HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

(units not claimed on Schedule D-2,3,4,5,6)

Ager	ncy: Redevelopment Agency of the	ne City of Oaklan	d			_	
Rede	evelopment Project Area Nan	ne, <u>or</u> "Outside	": Outside Pro	oject Area			
Hous	sing Project Name: Golf Links						
have fund on F whe The the s hous	TE: On this form, only report Ular not received any agency assistants of nonfinancial assistance (delete DI, a portion of units in the reas other units may be unassisted intent of this form is to: (1) recommended in the project's/program's sing units provided inside a project outside a project area is opticet some of the project area is opticent.	nce. Agency assign, planning, essign, planning, essame project/product by the agency oncile any differe as units reported estarea that incre	istance included of provided of the control of the	es either finand by agency staff agency assiste HCD-D7). otal project/pro irough HCD-L acy's inclusiona	cial assistan In some cond (reported ogram units of, and (2) any obligation	ce (LMIHF or cases, of the total on HCD-D2 the reported on HC on the count for other on Reporting n	other agency Il units reported rough HCD-D6) CD-D1 compared to r (nonassisted)
HCI Exa Fifty abov and repo Exa	D-D7 Reporting Examples mple 1 (reporting partial units): v (50) units received agency assis ve moderate units were funded w developed market-rate units) mu rted on D2-D6). mple 2 (reporting all units): Insi ily or single-family), funded by to	A new 100 unit p tance [30 afford ith other agency st be reported on de a project area	project was bu able LMIHF i funds (reporte i HCD-D7 to n a condemned	ilt (reported or units (reported ed on HCD-D6, nake up the dij l, historic prop	i HCD-D1, on either H)]. The rem ference bet erty was sul	Inside or Outsid CD-D2, D3, D4 vaining 50 (privo veen 100 report	, or D5) and 20 ately financed ted on D1 and 50
Ched	k whether Inside or Outside	_	_				
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	ACTIVITY: New Construction Units	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL
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	<u>Substantial Rehabilitati</u>	o <u>n Units</u> :					
	Total Units:						
	If agency <u>did not assist any p</u> identify Building Permit Numb		BUILDING	PERMIT NU	MBER	BUILDING PE	ERMIT DATE
V	OUTSIDE Project Area	Enter the numbe	er for each un	it type for eac	h applicabl	e activity:	
	ACTIVITY:	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL
	New Construction Units	<u>:</u> :				7	7
	Substantial Rehabilitati	on Units:					
	Total Units:					7	7
	If agency <u>did not assist any p</u> identify Building Permit Numb		BUILDING	PERMIT NU	MBER	BUILDING PE	ERMIT DATE
Chec	ck all appropriate form(s) list	ed below that v	will be used	to identify re	maining P	roject <u>Units</u> to	o be reported:
	eplacement Housing Units Sch HCD-D2)		oject Area (So	ch HCD-D3) Sch HCD-D4)	☑ <u>wi</u>	Housing Units <u>th</u> LMIHF (Sch <u>hout</u> LMIHF (S	HCD-D5)

SCHEDULE HCD-D1 GENERAL PROJECT/PROGRAM INFORMATION

For each different Project/Program (area/name/agy or nonagy dev/rental or owner), complete a D1 and applicable D2-D7. 1: 25 minor rehab (Nonagy Dev): Area 1: 15 Owner; Area 2: 6 Rental; & Outside: 4 Rental. Complete 3 D-1s, & Ds3-4-5. 2: 20 sub rehab (nonrestricted): Area 3: 4 Agy Dev. Rentals; 16 Nonagy Dev. Rentals. Complete 2 D-1s & 2 D-5s. 3: 15 sub rehab (restricted): Area 4: 15 Nonagy Dev, Owner. Complete 1 D-1 & 1 D-3. 4: 10 new (Outside). 2 Agy Dev (restricted Rental), 8 Nonagy Dev (nonrestricted Owner) Complete 2 D-1s, 1 D-4, & 1 D-5. Name of Redevelopment Agency: Redevelopment Agency of the City of Oakland Identify Project Area or specify "Outside": Outside Project Area General Title of Housing Project/Program: Wang Scattered Sites Project/Program Address (optional): ZIP: Street: City: 1027 62nd Street, Units A. B. C Oakland 94608 Owner Name (optional): Total Project/Program Units: # 3 Restricted Units: # 2 Unrestricted Units: # 1 For projects/programs with no RDA assistance, do not complete any of below or any of HCD D2-D6. Only complete HCD-D7. Was this a federally assisted multi-family rental project [Gov't Code Section 65863.10(a)(3)]? □ YES Number of units occupied by ineligible households (e.g. ineligible income/# of residents in unit) at FY end Number of bedrooms occupied by ineligible persons (e.g. ineligible income/# of residents in unit) at FY end Number of units restricted for special needs: (number must not exceed "Total Project Units") (Note: A unit may serve multiple "Special Needs" below. Sum of all the below can exceed the "Number of Units" above) TRANSITIONAL HOUSING DISABLED (Mental) FARMWORKER (Permanent) # # DISABLED (Physical) FEMALE HEAD OF HOUSHOLD **ELDERLY** # LARGE FAMILY **EMERGENCY SHELTERS** FARMWORKER (Migrant) (4 or more Bedrooms) (allowable use only with "Other Housing Units Provided - Without LMIHF" Sch-D6) Affordability and/or Special Need Use Restriction Term (enter day/month/year using digits, e.g. 07/01/2002): Replacement Housing Units Inclusionary Housing Units Other Housing Units Provided With LMIHF Without LMIHF Restriction Start Date Restriction End Date Perpetuity **Funding Sources:** Redevelopment Funds: 34.000 Federal Funds State Funds: Other Local Funds: \$ Private Funds: 1.146,000 Owner's Equity: TCAC/Federal Award: TCAC/State Award: Total Development/Purchase Cost: \$ 1.180.000 Check all appropriate form(s) below that will be used to identify all of this Project's/Program's Units: Other Housing Units Provided: ☐ Replacement Housing Units Inclusionary Units: ☐ Inside Project Area (Sch HCD-D3) With LMIHF (Sch HCD-D5) (Sch HCD-D2) Outside Project Area (Sch HCD-D4) ☐ Without LMIHF (Sch HCD-D6) ✓ No Agency Assistance (Sch HCD-D7)

OTHER HOUSING UNITS PROVIDED (AGENCY ASSISTANCE WITH LMIHF)

(units not claimed on Schedule D-2,3,4,6,7)

(lack minimum replacement or inclusionary restrictions and/or not controlled by agency or community)

Affordable Housing Project Name: Wang Scattered Site Check only one: Inside Project Area Outside Project Area Outside Project Area Check only one. If both apply, complete a separate form for each (with another Sch-D1): Agency Developed Check only one. If both apply, complete a separate form for each (with another Sch-D1): Rental Owner-Occupied Enter the number of units for each applicable activity below: Note: "INELG" refers to a household that is no longer eligible but still a temporary resident and part of the total A. New Construction Units (non replacement/non inclusionary): Elderly Units Non Elderly Units VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. Substantial Rehabilitation Units (value increase with land > 25% (non replacement/non inclusionary):
Check only one: Inside Project Area Outside Project Area Outside Project Area Check only one. If both apply, complete a separate form for each (with another Sch-D1): Agency Developed Check only one. If both apply, complete a separate form for each (with another Sch-D1): Rental Owner-Occupied Enter the number of units for each applicable activity below: Note: "INELG" refers to a household that is no longer eligible but still a temporary resident and part of the total A. New Construction Units (non replacement/non inclusionary): Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units VLOW LOW MOD TOTAL INELG. 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2
☐ Inside Project Area ☑ Outside Project Area Check only one. If both apply, complete a separate form for each (with another Sch-D1): ☐ Agency Developed ☐ Agency Developed ☑ Non-Agency Developed Check only one. If both apply, complete a separate form for each (with another Sch-D1): ☐ Rental ☐ Rental ☑ Owner-Occupied Enter the number of units for each applicable activity below: Note: "INELG" refers to a household that is no longer eligible but still a temporary resident and part of the total A. New Construction Units (non replacement/non inclusionary): Elderly Units Non Elderly Units VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. TOTAL Elderly & Non Elderly Units TOTAL Elderly & Non Elderly Units VLOW LOW MOD TOTAL INELG. 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2
Check only one. If both apply, complete a separate form for each (with another Sch-D1): Agency Developed Non-Agency Developed Check only one. If both apply, complete a separate form for each (with another Sch-D1): Rental Owner-Occupied Enter the number of units for each applicable activity below: Note: "INELG" refers to a household that is no longer eligible but still a temporary resident and part of the total A. New Construction Units (non replacement/non inclusionary): Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units VLOW LOW MOD TOTAL INELG. VLOW LOW M
Agency Developed ✓ Non-Agency Developed Check only one. If both apply, complete a separate form for each (with another Sch-D1): Rental ✓ Owner-Occupied Enter the number of units for each applicable activity below: Note: "INELG" refers to a household that is no longer eligible but still a temporary resident and part of the total A. New Construction Units (non replacement/non inclusionary): Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. Z
Check only one. If both apply, complete a separate form for each (with another Sch-D1): Rental Owner-Occupied Enter the number of units for each applicable activity below: Note: "INELG" refers to a household that is no longer eligible but still a temporary resident and part of the total A. New Construction Units (non replacement/non inclusionary): Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. 2 2 2
Enter the number of units for each applicable activity below: Note: "INELG" refers to a household that is no longer eligible but still a temporary resident and part of the total A. New Construction Units (non replacement/non inclusionary): Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG.
A. New Construction Units (non replacement/non inclusionary): Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. 2 2 2 2
A. New Construction Units (non replacement/non inclusionary): Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. 2 2 2 2
Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. 2 2 2 2
VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. 2 2 2 2
2 2 2
B. Substantial Rehabilitation Units (value increase with land > 25% (non replacement/non inclusionar
Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units
VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG
C. Non-Substantial Rehabilitation Units: Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units
VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG
D. Acquisition of Units Only (non acquisition of affordability covenants for inclusionary credit):
Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units
VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG.
E. Mobilehome Owner / Resident: Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units
VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG
F. Mobilehome Park Owner / Resident: Elderly Units Non Elderly Units TOTAL Elderly & Non Elderly Units
VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG. VLOW LOW MOD TOTAL INELG

OTHER HOUSING UNITS PROVIDED (AGENCY ASSISTANCE WITH LMIHF) (continued)

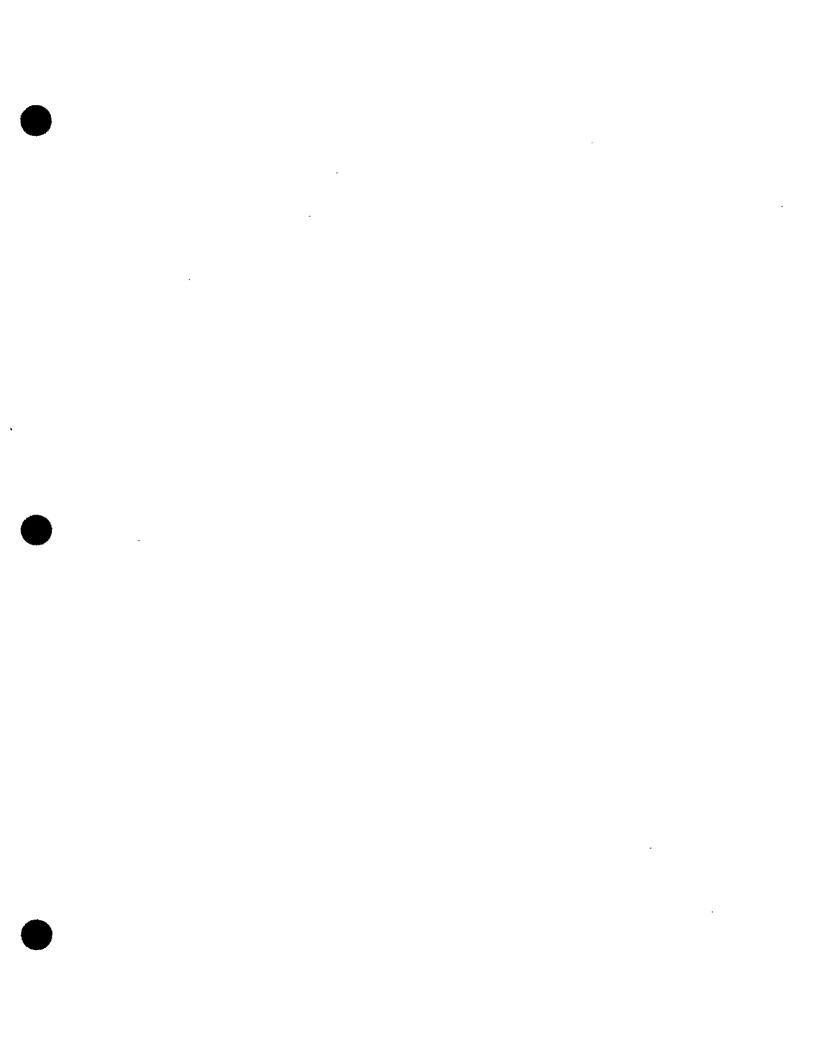
Note: "INELG" refers to a household that is no longer eligible but still a temporary resident and part of the total

<u>Prese</u>				1.2(e)(1 ⁻	<u>1) Thre</u>				I/Subsic	ized Rentals Converted to Market) TOTAL Elderly & Non Elderly Units				
		Iderly (-		n Elderly						•	
VLOW	LOW	MOD	TOTAL	INELG.	VLOW	LOW	MOD	TOTAL	INELG.	VLOW	LOW	MOD	TOTAL	INELG.
Subsi				activity	alread			n this fo	orm):					
		Iderly l					n Elderly						on Elderly	Units
VLOW	LOW	MOD	TOTAL	INELG.	VLOW	LOW	MOD	TOTAL	INELG.	VLOW	LOW	MOD	TOTAL	INELG
				<u></u>	L									
<u>Other</u>	Assis	tance	:											
	E	lderly l	Jnits			No	n Elderly	Units		TO	TAL Elde	erly & No	on Elderly	Units
VLOW	LOW	MOD	TOTAL	INELG.	VLOW	LOW	MOD	TOTAL	INELG.	VLOW	LOW	MOD	TOTAL	INELG
		[
ΓAL <u>UNI</u>	<u>TS</u> (A	dd onl	y <u>TOT</u>	<u>L</u> of all	"ТОТА	L Elde	erly / No	n Elder	ly Units'	'):			2	
OTAL <u>UN</u> I	TS is l	ess thai	n "Total i	Project Ui	nits" sho	wn on E	ICD Sch	edule D1,	, report th	e remaii	nder as i	nstructe	d below.	
eplacem						relow that will be used to identify remodusionary Units: Inside Project Area (Sch HCD-D3)					maining Project <u>Units</u> to be reported Other Housing Units Provided: Without LMIHF (Sch HCD-D6			
					<u>Outside</u>	e Proje	ct Area	(Sch H	CD-D4)	V	No As	sistanc	<u>e (</u> Sch F	ICD-D

HOUSING UNITS PROVIDED (NO AGENCY ASSISTANCE)

(units not claimed on Schedule D-2,3,4,5,6)

Agend	cy: Redevelopment Agency of the	City of Oaklan	<u>d</u>				
Redev	velopment Project Area Nam	e, <u>or</u> "Outside	": Outside Pro	oject Area			
Housi	ing Project Name: Wang Scatt	ered Site	,				
have funds on Ho where	E: On this form, only report UN not received <u>any</u> agency assistans) or nonfinancial assistance (des CD D1, a portion of units in the seas other units may be unassisted	ce. Agency assign, planning, c same project/pro l by the agency	istance include etc.) provided l ogram may be (reported on H	es either finance by agency staff agency assiste ICD-D7).	ial assistai . In some d (reported	nce (LMIHF or cases, of the total on HCD-D2 the	other agency al units reported rough HCD-D6)
the su housi	ntent of this form is to: (1) recorum of all the project's/program's ing units provided <u>inside a projec</u> cts outside a project area is option	units reported o <u>t area</u> that incre	on HCD-D2 the eases the agen	rough HCD-D cy's inclusiona	6, and (2) ry obligati	account for othe on. <u>Reporting</u> n	r (nonassisted)
Exam Fifty above and d repor Exam	-D7 Reporting Examples uple 1 (reporting partial units): A (50) units received agency assiste moderate units were funded wit leveloped market-rate units) mus ted on D2-D6). uple 2 (reporting all units): Insid y or single-family), funded by tax	ance [30 afford h other agency t be reported on le a project area	able LMIHF u funds (reporte HCD-D7 to n a condemned	mits (reported of on HCD-D6) nake up the dif	on either F. J. The ren ference be erty was su	ICD-D2, D3, D4 naining 50 (privo tween 100 report bstantially rehal	, or D5) and 20 ately financed ted on D1 and 50
	k whether Inside or Outside I						
	INSIDE Project Area <i>E</i>	-	_				
	ACTIVITY: New Construction Units:	UNIT TYPE:	VLOW	LOW	MOD	AMOD	TOTAL
	Substantial Rehabilitation	n Units:					
	<u>Total Units</u> :						
	If agency <u>did not assist any pa</u> identify Building Permit Numbe		BUILDING	PERMIT NUI	MBER	BUILDING PE	RMIT DATE
V	OUTSIDE Project AreaE	nter the numbe	er for each un	it type for eac	h applicab	ele activity:	
	ACTIVITY:	UNIT TYPE:	VLOW	LOW	MOD	AMOD 1	TOTAL 1
	New Construction Units:			<u></u>			
	Substantial Rehabilitatio	<u>n Units</u> :					
	Total Units:					1	1
	If agency <u>did not assist any pa</u> identify Building Permit Numbe		BUILDING	PERMIT NUI	MBER	BUILDING PE	RMIT DATE
Check	k all appropriate form(s) liste	d below that v	will be used	to identify re	maining f	Project <u>Units</u> to	be reported:
	placement Housing Units ch HCD-D2)		ject Area (Sc	h HCD-D3) Sch HCD-D4)	☑ w	Housing Units i <u>th</u> LMIHF (Sch i <u>thout</u> LMIHF (S	HCD-D5)



ATTACHMENT C

OAKLAND REDEVELOPMENT AGENCY LOAN REPORT As of June 30, 2009

		June 30, 2008		July 1, 2008	June 30, 2009		·	June 30, 2009	
						Reserved Loan	-	Allowance for Doubtful	
ND#	CUSTOMER NAME	Net	New Loans	Payments	Adjustments	Amounts	Ending Balance	Accts	Net
<u>LISEUI</u> 50	A								
		200,000.00		(35,500.00)			164,500.00		164,50
0	Revolution Foods, Inc.		170,500.00	(2,861.47)			167,638.53		167,63
)	Dodg Corporation		249,500.00	(1,511.83)	(12,899.16)		235,089.01		235,08
)	Celeste Enterprises		17,200.00				17,200.00		17,20
1	Eastside Arts & Hsng-VHARP		249,000.00				249,000.00		249,00
	Friendly Cab Co		249,500.00				249,500.00		249,50
	Total Coliseum	200,000.00	935,700.00	(39,873.30)	(12,899.16)	-	1,082,927.54	<u></u> _	1,082,92
ITRAL	DISTRICT	1	3						
1	Rotunda Partners	3,033,000,00		•			3,033,000,00		3,033,00
4	Subtotal	3,033,000.00		•		-	3,033,000.00	-	3,033,00
)	Various borrowers	-				2,754,701.70	2,754,701.70	(2,754,701.70)	
1	Fox Oakland Theater, Inc.		7,450,000,00				7,450,000.00		7,450,00
	Subtotal	•	7,450,000.00	-		2,754,701.70	10,204,701.70	(2,754,701.70)	7,450,00
	S.F. Fortune Property	-				127,641.38	127,641.38	(127,641.38)	
	Friends of the Oakland Fox, Corp		1,150,931,14				1,150,931,14		1,150,9
	Grace Skye LLC		24,156,16				24,156.16		24,1
	Subtotal	-	1,175,087.30		•	127,641.38	1,302,728.68	(127,641.38)	1,175,0
	Oakland School of the Arts	P131124	700,000.00	(33,770.80)			666,229.20		666,2
	Subtotal ·	-	700,000.00	(33,770.80)	-	•	666,229.20		666,2
	Rotunda Partners	1,600,000.00					1,600,000.00		1,600,0
	Subtotal	1,600,000.00	•	•			1,600,000.00		1,600,0
	Rotunda Partners	3,367,000.00					3,367,000.00		3,367,0
	Subtotal	3,367,000.00	•	-			3,367,000.00	•	3,367,0
	Fox Courts LP	T245620	40,592.35		(40,592.35)	-			
	Subtotal	-	40,592.35	•	(40,592.35)			•	
	Fox Oakland Theater Inc	25,500,000.00					25,500,000.00		25,500,0
	Fox Oakland Theater Inc (ground lease & i	in -				9,251,483.82	9,251,483.82	(9,251,483.82)	
	Fox Theater Landlord LLC/Oakland Sch of	1 P131123	385,851.76	(18,557.30)			367,294.46	• • • • •	367,2
	Subtotal	25,500,000.00	385,851.76	(18,557.30)	•	9,251,483.82	35,118,778.28	(9,251,483.82)	25,867,2
	Resources for Community Development (F				40,592.35		454,992.35		454,9
	Oakland School of the Arts	P131125	1,017,041,00				1,017,041.00		1,017,0
	Fox Theater Landlord LLC/Oakland Sch of		<u>173,51</u> 9.40	<u>(56,</u> 691.11)	·		116,828.29		116,8
	Subtotal	414,400.00	1,190,560.40	(56,691.11)	40,592.35	•	1,588,861.64	-	1,588,8
	Total Central District	33,914,400.00	10,942,091.81	(109,019.21)	•	12,133,826.90	56,881,299.50	(12,133,826.90)	44,747,4
	ODERATE HOUSING								
	26th Ave. Housing AssnOak Park Apt.	1,188,000.00					1,188,000.00		1,188,0
	Abram Housing Corp.	165,737,36	292,178.59				457,915.95		457,9
	Allen Temple Housing	48,536.00					48,536.00		48,5
	Altenheim Senior Residential Housing	2,306,100.00					2,306,100.00		2,306,1
	Altenheim Senior Residential Housing		414,291.00				414,291.00		414,2
i	Altenheim Senior Residential Housing		1,338,709.00				1,338,709.00		1,338,7
	Beth Flores	26,715.00					26,715.00		26,
	Barbara Bragg	L284810	27,094.00				27,094.00	-	. 27,0
	Cahon, Inc.	408,685.28					408,685.28		408,
	Chestnut Linden Court	322,300.00					322,300.00		322,3
	Oakland Coliseum Housing	600,000.00					600,000.00		600,0
	Creekside Housing Partners, LP-Coliseum						3,000,000.00		3,000,6
	Community Assets Inc.	L257210	6,804.40				6,804,40		6,8
	Bridge Oakland Mutual Housing (Courtyan	d: 13,036.91					13,036.91		13,0
	Bridge Economic Devt Corp		723,536.00				723,536.00		723,
	Drachma Housing, LP	100,000.00					100,000.00		100,0
1	David Wellington	47,848.00	16,502.00				64,350.00		64,3
)	Dolores Germaine	56,020.00					56,020.00		56,
}	Drachma Housing, LP	229,000.00					229,000.00		229,0
	Drachma Scattered Sites	99,999.00					99,999.00		99,9
)	Eastside Arts & Hsng-VHARP	1,130,000.00					1,130,000.00		
	Eastside Arts & Hsng-VHARP Habitat For Humanity East Bay-Edes Aver Fairmount, LP		3,060,000.00				1,130,000.00 1,758,397.13 3,060,000.00		1,130,0 1,758,3 3,060,0

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OAKLAND REDEVELOPMENT AGENCY LOAN REPORT As of June 30, 2009

		June 30, 2008		July 1, 2008 -	June 30, 2009			June 30, 2009	
					-	Reserved Loan		Jiowance for Doubtful	
FUND#	CUSTOMER NAME	Net	New Loans	Payments_	Adjustments	Amounts	Ending Balance	Accts	Net
9580	Grove Parks Homes-L/M	170,000.00					170,000.00		170,000.00
9580	Jonelle A. Humprey	42,825.00					42,825.00		42,825.00
9580	Jose Esteva & N. Lopez Whitaker	25,000.00					25,000.00		25,000.00
9580		L284810	52,050.00				52,050.00		52,050.00
9580	Lake Merrit Preservation Ltd. Partnership	1,728,000.00	54 674 70				1,728,000.00		1,728,000.00
9580	Lai Ha Lee	16,557.00	54,276.00				70,833.00 828,560.00		70,833,00 828,560,00
9580 9580	Lincoln Court Lita Medrano	828,560.00 43,380.00					43,380.00		43,380.00
9580	Marian Barfield	43,360.00 L284810	8,476.00				8,476.00		8,476.00
9580	MADISON & 14TH ST	2,947,369.16	77,545.84				3,024,915.00		3,024,915.00
9580	Mandela Gateway Associates	2,500,000,00	7710 1012 1				2,500,000.00		2,500,000.00
9580	Mandela Gateway Owne	1,103,477.46	42,622.47				1,146,099.93		1,146,099.93
9580	Marion Gerlind	21,308.00	2,312.00				23,620.00		23,620.00
9580	Minni Wilson	12,200.00	29,300.00				41,500.00		41,500.00 2,211,000.00
9580 9580	Seven Directions, Inc. Oak Street Terrace 95	2,211,000.00 1,046,000.00					2,211,000.00 1,046,000.00		1,046,000.00
9580	Oaks Associates, Inc.	50,000.39					50,000.39		50,000.39
9580	OISC SAFE HAVEN	10,000.00					10,000.00		10,000.00
9580	Percy Lumpkin	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	59,000,00				59,000.00		59,000.00
9580	Resources for Community Development	362,375.00	** ***				362,375.00		362,375.00
9580	Resources for Community Development (Fo	4,564,079.57					4,564,079.57		4,564,079.57
9580	Salvin Bershell	74,813.00					74,813.00		74,813.00
9580	Sausal Creek Townhomes	1,315,993.60	12,906.78				1,328,900.38		1,328,900.38
9580 9580	Sherry Wilkins	35,872.00	,				35,872.00 74,800.00		35,872.00 74,800.00
9580	Shirley Rodgers-Jones Sister Thea Bowman Manor	56,750.00 987,084.05	18,050.00				987,084.05		987,084.05
9580	South Lake Apartments Prit./Christian Chrc			•		•	445,300.00		445,300.00
9580	Spanish Speaking Unity Council-Las Bouga						77,022.00		77,022.00
9580	Susan Stowers	35,123.00	3,847.00				38,970.00		38,970.00
9580	Thana Christian	74,450.00	·				74,450.00		74,450.00
9580	From Merno Fund				·	33,550,876.60	33,550,876.60	(33,550,876,60)	•
9580	Subtotal	32,284,913.91	6,239,501.08			33,550,876.60	72,075,291.59	(33,550,876.60)	38,524,414.99
	OK HOUSING BONDS								
9583	10211 Byron	386,550.00					386,550.00		386,550.00 118,776.99
9583 9583	Com. Dev. Corp. of OakLAND - 1574-1790 160 14th Street Acquisition	118,776.99					118,776.99 1,498,000.00		1,498,000.00
9583	1672 - 7th Street Acquisition	1,498,000.00 166,927.66					166,927.66		166,927.66
9583	26th Ave. Hsng. Assoc Oak Park Homes	2,226,853.53					2,226,853.53		2,226,853.53
9583	Seven Directions Inc 2946 International B		•				1,043,453.56		1,043,453.56
9583	14Th Street Associates	1,226,506.00	401,027.21				1,627,533.21		1,627,533.21
9583	Com. Dev. Corp. of OakLand - 3701 MLK J						104,268.05		104,268.05
9583	4858 Calaveras	650,000.00					650,000.00		650,000.00 4,458.50
9583 9583	5800 Foothill Blvd. 715 Campbell Street	4,458.50 74,730,08			e atoplat		4,458.50 74,730.08		74,730.08
9583	Affordable Hsng, Associates-1109 Oak St.		•				788,533.17		788,533.17
9583	Allen Temple Housing & EDC	37,404.00		•	•		37,404.00		37,404.00
9583	Altenheim Senior Housing	1,775,560.70					1,775,560.70		1,775,560.70
9583	Calaveras Housing Partners	655,821.06					655,821.06		655,821.06
9583	Community Assets Inc Calaveras Townh		•				880,346.89		880,346.89
9583 9583	Casa de las Flores	908,000.00					908,000.00 1,709,724.54		908,000.00 1,709,724.54
9583	Chestnut Homeownership Project Chestnut Linden Associates	1,709,724.54 5,358,491.99		(45,348.00))		5,313,143.99		5,313,143.99
9583	Coliseum Gardens Phase I	900,000.00		(45,540.00	·)		900,000.00		900,000.00
9583	Com. Dev. Corp. of OakMLK MacArthur B						44,142.46		44,142.46
9583	East Bay Habitat Humanity-10900 Edes Av	Æ 375,000.00					375,000.00		375,000.00
9583	East Bay Habitat for Humanity-Mandela	333,000.00					333,000.00		333,000.00
9583	Resources for Community Development (E						1,066,000.00		1,066,000.00
9583	East Bay Habitat for Humanity-10800 Edes	2,050,348.06	761,651.94				2,812,000.00		2,812,000.00 112,000.00
9583 9583	Fruitvale Avenue Home Lincoln Court	112,000.00 1,171,440,00					<i>112,000.00</i> 1,171,440.00		1,171,440.00
9583	North Oakland Senior Homes	2,551,750.00					2,551,750.00		2,551,750.00
		_,== . ,. 00.00						Loa	n Report 00

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OAKLAND REDEVELOPMENT AGENCY LOAN REPORT As of June 30, 2009

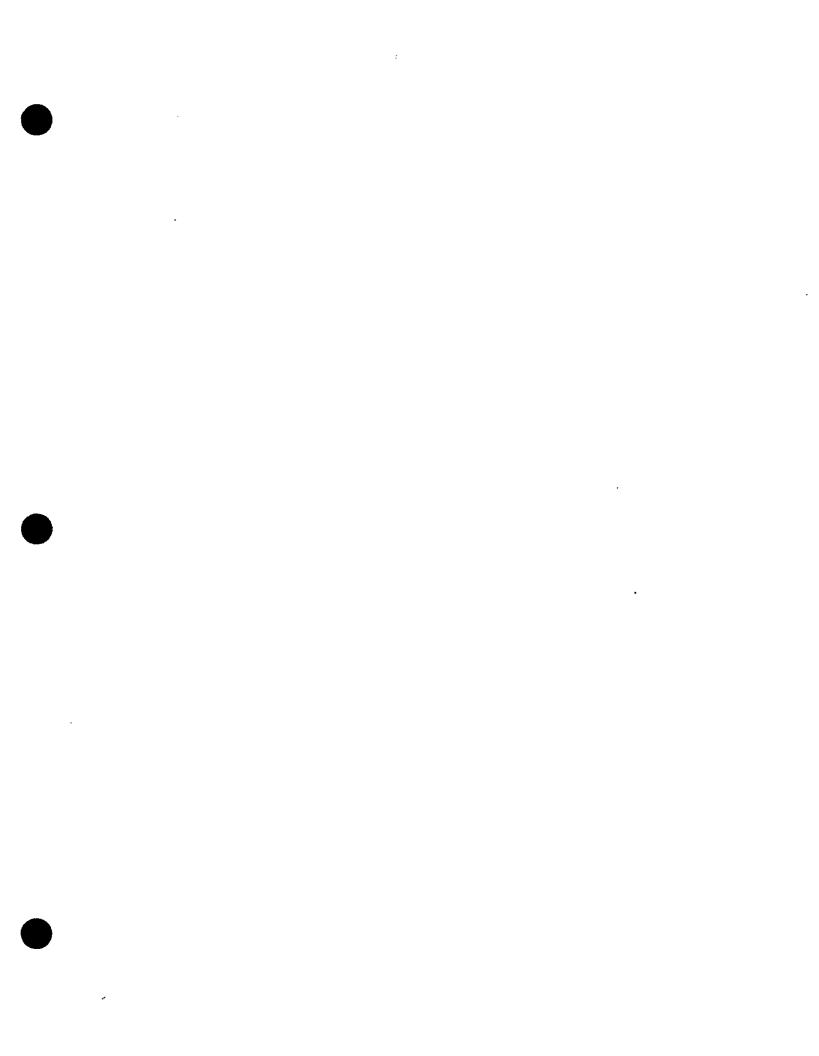
		June 30, 2008	ì		July 1, 2008 -	June 30, 2009			June 30, 2009	
	•						Reserved Loan		Allowance for Doubtful	
FUND#	CUSTOMER NAME	Net	•	New Loans	Payments	Adjustments	Amounts	Ending Balance	Accts	Net
								440,000,00		0.40.000.00
9583	Resources for Community Development (No							349,229.00		349,229.00
9583	Oak Street Terrace 95	237,46						237,466.83		237,466.83
9583	Oakland Com. Housing, Inc- 1666 7th St. A	156,76						156,767.11		156,767.11
9583	Oakland Point Limited Partnership-West Oa	1,646,60						1,646,605.80		1,646,605.80
9583 9583	OCHI & Westside EDC- Faith Hsng7th St. East Bay habitat for Humanity- Palm Court I	269,58 855.40						269,583.52 855,400.00		269,583.52 855.400.00
9583	Resources for Community Development (E;							361,000.00		361,000.00
9583	Resource for Corn. Hsng - DRACHMA HSN							1,482,999.83		1,482,999.83
9583	2220 10TH Ave Associates - Santana Reha			•				670,923.00		670,923.00
9583	Sausal Creek Townhome	1,000,00						1,000,000.00		1,000,000.00
9583	Subtotal	35,248,06		1,162,679.15	(45,348.00)	·	·········	36,365,393.48		36,365,393.48
9584	14Th Street Associates	6,489,14		1,102,079.13	(40,340.00)	<u> </u>		6,489,144,00	<u> </u>	6,489,144.00
9584 9584	Home Place Initiatives Corp.	567.61		93,382,97				661,000.00	-	661,000.00
9584	2719 Foothill, L.P.									
9584		932,43	3.00	92,567.00				1,025,000.00		1,025,000.00
9584 9584	Bridge Economic Devt Corp Cahon Associates/California Hotel			3,065,464.00				3,065,464.00		3,065,464.00
9584 9584		661,04						661,040.30		661,040.30
	Dignity Housing West	21,87	1.00					21,871.00		21,871.00
9584	East Bay habitat for Humanity			393,763.40		•		393,763.40		393,763,40
9584	2530 Associates	32,89	0.87					32,890.87		32,890.87
9584	Ghilazghi/Wood St Loan			125,000.00				125,000.00		125,000.00
9584	Hanna Gallup/Wood St Loan			125,000.00				125,000.00		125,000.00
9584	Hy H Truong			125,000.00				125,000.00		125,000.00
9584	JLG Senior Housing LP	3,439,11	2.77	1,264,810.36				4,703,923.13		4,703,923.13
9584	J. Harper			125,000.00				125,000.00		125,000.00
9584	Spanish Speaking Unity Council	85,35		61,859.87				` 147,209.97		147,209.97
9584	Oaks Associates	38,86						38,869.47		38,869.47
9584	Nueva Vista	77,93						77,937.96		77,937.96
9584	San Antonio Commons Inc.	15,00						15,000.00		15,000.00
9584	San Antonio Terrace Associates	68,26	3.18					68,263.18		68,263.18
9584	Tassafaronga Partners LP	L290460		2,700,000.00				2,700,000.00		2,700,000.00
9584	Sharron Wong/Wood St Loan			125,000.00				125,000.00		125,000.00
9584	Slim Jenkins Court Assoc	22,73	4.00					22,734.00		22,734.00
9584	Sharron J. Wong/Wood St Loan	1290491								
9584	FHP Housing Associates LP	61.39	3.22					61,393.22		61,393.22
9584	Subtotal	12,513,65	6.90	8,296,847,60		-		- 20,810,504.50	•	20,810,504.50
	Total Low & Moderate Housing	80,046,63		15,699,027.83	(45,348.00)	-	33,550,876	.60 129,251,189.57	(33,550,876.60)	95,700,312.97
	D ARMY BASE			4.4				_,,		
9570	Bridge Housing Corp			84,516.39				84,516.39		84,516.39
	Total Oakland Army Base		<u> </u>	84,516.39		•		- <u>84,5</u> 16.39	<u>-</u>	84,516.39
N/ON MAA	OR GOVERNMENTAL FUNDS								,	
Acorn	OR GOVERNMENTAL FONDS								•	
9503	Slim Jenkins	90,18	19 20		•			90,189.20	_	90,189.20
9503	Jack London Gateway	419,28						419,286.07		419,286.07
9503	Subtotal	509,47	75.07	······································				- 509,475.27		509,475.27
9501	Bridge West - from Memo Fund(ORA06121	309,47	3.21	···········	-	<u>-</u>	1,043,157	.81 1.043,157.81		303,413.21
9501	Subtotal	·	-	·			1,043,157			
3301	Subtotal	509,47		<u>·</u>						509,475.27
Other Due		509,47	3.21	<u>.</u>	•	<u> </u>	1,043,157	.81 1,352,633.00	(1,043,157,81)	. 309,473.27
Other Pro										
9553	Frankie's Corp	57,68			(14,311.36)			43,377.18		43,377.18
9553	Moler Barber College	107,91			(56,639.86)			51,280.07		51,280.07
9553	Gill Etectric	198,83			(22,416.68)			176,417.76		176,417.76
9553	Just Pet me	55,58			(9,309.59)			46,277.82		46,277.82
9553	Luka's	140,31			(21,329.43)	(29.00		118,955.67		118,955.67
9553	Catered To You	25,67			(5,124.13)	16.29		20,570.78		20,570,78
9553	Victor J. London Photography	40,00			(40,000.00)					<u> </u>
9553	Shashamane Restaurant	60,00	00.00					60,000.00		60,000.00
9553	Dodg Corporations	P177010			(3,360.02)	3,360.02		•		
9553	Rocsil's Shoe Co. Inc			35,000.00	(222.66)			34,777.34		34,777.34
9553	Grace Skye LLC			75,843.84				75,843.84		75,843.84
									los	an Report 09

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OAKLAND REDEVELOPMENT AGENCY LOAN REPORT As of June 30, 2009

		June 30, 2008		July 1, 2008	June 30, 2009			June 30, 2009	
						Reserved Loan		Allowance for Doubtful	
FUND#	CUSTOMER NAME	Net	New Loans	Payments	Adjustments	Amounts	Ending Balance	Accts	Net
9553	Casa Velasco Associates	442,000.00					442,000.00		442,000.00
9553	Subtotal	1,128,023.04	110,843.84	(172,713.73)	3,347.31		1,069,500.46	-	1,069,500.46
9558	Grove Park, Llc	630,000.00	<u> </u>				630,000.00		630,000.00
9558	Subtotal	630,000.00		-			630,000.00		630,000.00
	Subtotal	1,758,023.04	110,843.84	(172,713.73)	3,347.31	-	1,699,500.46	-	1,699,500.46
Total No	nmajor	2,267,498.31	110,843.84	(172,713.73)	3,347.31	1,043,157.81	3,252,133.54	(1,043,157.81)	2,208,975.73
GRAND 1	TOTAL - ALL FUNDS	116,428,531.45	27,772,179.87	(366,954.24)	(9,551.85)	46,727,861.31	190,552,066.54	(46,727,861.31)	143,824,205.23



OAKLAND REDEVELOPMENT AGENCY PROPERTY REPORT Fiscal Year 2008-09

		Balance_		Fiscal Year 2008-09)	Balance
Fund		06/30/08		Acquisition/	Sales/	06/30/09
No.	Description	Amount ,	Reference #	Other Debits	Other Credits	Amount
Central Di	etrict			•	•	
9504	574 William St.	196,382				196,382
9504	624-16th St.	100,002				,
9504	Cal Arts Parking Lot	300,000				300,000
9504	Cal Arts Bldg., 1728 San Pablo	000,000				000,000
9504	1975 Telegraph Ave.	21,322				21,322
9504	1928 San Pablo, from Emily Ray JV#12880011	170,000				170,000
9504	UCOP Garage, 11th & 12 Broadway & Franklin	2,419,000				2,419,000
9504	Fox Theater, 521 19th Street	2,410,000				2,110,000
3304	Total Fund 9504	3,106,704				3,106,704
	rotar Fulld 3304	3,100,104				3,100,104
9512	SNK 9th and Franklin	2,818,000				2,818,000
9513	City Center Garage West	21,446,577				21,446,577
9514	Henry Robinson Multi Service Center, 559 16h St.	-				-
9516	1810 San Pablo Parking Lot	250				250
9516	Ice Skating Rink, 540 17th St.	10,588,072				10,588,072
9516	Fox Parking Lot, 19th Street (3)					
9516	Fox Parking Lot, 18th Street	_				
9516	Fox Parking Lot, 540 18th Street	•				
9516	1960 San Pablo Ave.	326,786		•	•	326,786
9516	585 Thomas Berkley Way, Res.#2003-34	578,000				578,000
9516	609 Thomas Berkley Way Res.#2003-33	905,000				905,000
9516	609 Thomas Berkley Way Res	150,000				150,000
9516	571 Thomas Berkeley way	283,375				283,375
9516	610 William Street 1920 San Pablo	· ·	was in the way.			184,440
00.0	Total Fund 9516	13,015,923		-	-	13,015,923
9526	602-604 William Street	45,457				45,457
9526	608 William Street	42,554				42,554
9526	1975 Telegraph, Uptown Parking Lot	891,211				891,21
9526	293 20th Street	190,336	·			190,336
9526	297 20th Street	290,235			<u> </u>	290,235
	Total Fund 9526	1,459,793				1,459,793
9532	City Center T-10 Site					
·	Sears Auto Site	6,932,892				6,932,892
	490 Thomas Berkeley way	1,600,000				1,600,000
	610 William Street 1920 San Pablo	1,956,170				1,956,170
9532	570 William Street	408,000				408,000
0002	571 Thomas Berkeley way	331,625				331,62
	1972 San Pablo	475,000				475,000
	1912 Odni i dilio	475,000				,,,

OAKLAND REDEVELOPMENT AGENCY PROPERTY REPORT Fiscal Year 2008-09

•		Balance		Fiscal Year 2008-09		Balance
Fund No.	Description	06/30/08 Amount	Reference #	Acquisition/ Other Debits	Sales/ Other Credits	06/30/09 Amount
	al Fund 9532	11,703,687				11,703,687
100	ai rund 9532	11,703,007				11,703,007
Sears	Auto Site	2,800,000				2,800,000
610 W	/illiam Street 1920 San Pablo	640,000			•	640,000
Tota	al Fund 9533	3,440,000		-		3,440,000
9536 Teleg	raph Parking Garage			781,911		781,911

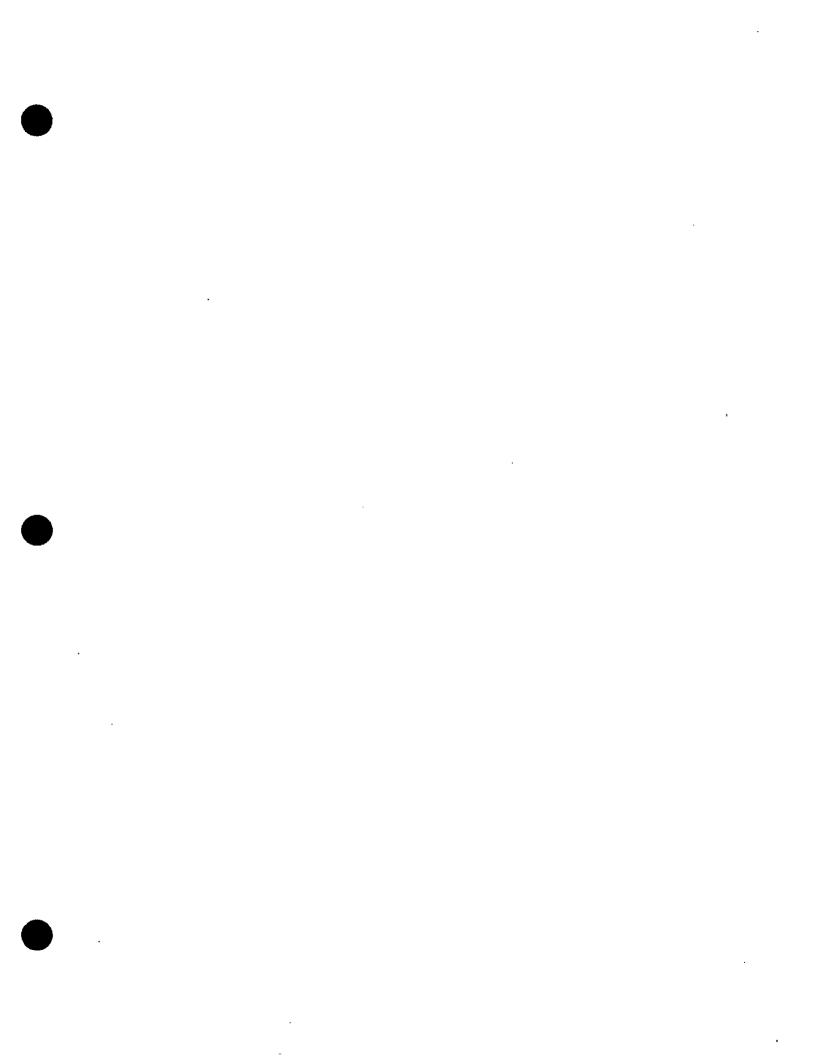
Total	Sentral!District 1995	3860 12 CM 56 990 683 14 15 16 15 16 16 16 16 16 16 16 16 16 16 16 16 16	· 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1		57,772,594
Colisum					
9450	7001 OakPart Street	1,710,652			1,710,652
9450	9418 Edes Avenue APN # 44-5014-5	603,001			603,001
9456	646 Clara Street		281,201		281,201
	710 73rd Avenue		521,500	(184,168)	337,332
	73 Avenue west San Leandro Blvd		332,403	, ,	332,403
	73 Avenue Intercity Rail Platform		474,168		474,168
	·		·		
74 建筑地	-Collseum - Collseum -	2313 653	1 609 271	680世(184168)	元 第3.738.757

9575	Oakland Army Base	2 48 939 425 P. F. C. C. C. C. C. C. C. C. C. C. C. C. C.			48,939,425
		Property of the state of the Comment			
9540	Sunshine Court APN # 040-3319-025	10,434			10,434
9543	2777 Foothill	1,058,303			1,058,303
9543	2521 and 2529 Seminary Avenue	· incolona	1,465,000	(88,759)	1,376,241
9543	73 Avenue and Foothill		2,340,000	(121,767)	2,218,233
9543	10451 MacArthur Byld	•	755,000	(11,171)	743,829
9543	5859 Foothill Blvd.		480,000	(7,071)	472,929
9543	5803-5833 Foothill Blvd.	and the second of the second o	1,115,000	• •	1,115,000
		<u>-</u>		-	-
9553	571 Thomas Berkeley way	92,000			92,000
9533	490 Thomas Berkeley way	1,144,125			1,144,125
9553	17th St. Garage Site, 524 16th Street	• •			-
9553	17th St. Garage Site, 1608 San Pablo Ave.	· · · ·			-
9553	17th St. Garage Site, 1630-1636 San Pablo Ave.	0			0
9553	1800,1802,1804 San Pablo	121,034			121,034
9553	1826-1830 San Pablo	303,432			303,432

Property Report_09_(Property held for resale)
Land Inventory List 2009

OAKLAND REDEVELOPMENT AGENCY PROPERTY REPORT Fiscal Year 2008-09

		Balance		Fiscal Year 2008-09		Balance
Fund		06/30/08		Acquisition/	Sales/	06/30/09
No.	Description	Amount	Reference #	Other Debits	Other Credits	Amount
9553	1840 San Pablo	303,432				303,432
9553	550 William Street	192,400				192,400
9553	Fox Parking Lot, 550 18th Street	-				-
9553	Fox Parking Lot, 563 19th Street	-				-
9553	1818 San Pablo	300,928				300,928
9553	584 William Street	35,660	•			35,660
9553	728 73rd Ave. Coliseum Future Parking	365,000				365,000
9553	538 William Street	176,919				176,919
9553	538 William Street	128,543			*	128,543
9553	538 William Street	131,113				131,113
9553	538 William Street	195,385				195,385
9553	538 William Street	123,180				123,180
9553	544 William Street	75,412				75,412
9553	550 William Street	· <u>-</u>				
9553	562 William Street	· _				
9553	566 William Street	66,151				66,151
9553	570 William Street	77,098				77,098
9553	529 20th Street	58,577				58,577
9553	529 20th Street	119,061				119,061
9553	529 20th Street	138,826				138,826
9553	529 20th Street	73,311				73,311
9553	529 20th Street	95,868				95,868
9553	570 William Street	93,985	•			93,985
	-	-	•			•
9584		8,012,504				8,012,504
Total C	Other Projects	13,492,682	NAME OF STREET	6;155;000	(228,768)	19,418,91
GDANI	D TOTAL	121,736,443		8,546,182	(412,936)	129,869,69



ATTACHMENT E

OAKLAND REDEVELOPMENT AGENCY Plan Limit Termination Dates Fiscal Year: 2008-2009

Project Area	Debt Incurrence	Plan Activity/Duration	Repayment / Increment Collection
•			
Central District	Eliminated on 1/6/2004	12-Jun-2012	12-Jun-2022
Coliseum	25-Jul-2015	25-Jul-2027	25-Jul-2042
amended area	29-Jul-2017	29-Jul-2028	29-Jul-2043
Acorn	01-Jan-2004	01-Jan-2012	01-Jan-2022
Stanford / Adeline	01-Jan-2004	10-Apr-2016	10-Apr-2026
Oak Center	01-Jan-2004	01-Jan-2012	01-Jan-2022
Broadway / MacArthur / San Pablo	25-Jul-2020	25-Jul-2030	25-Jul-2045
Oakland Army Base	11-Jul-2020	11-Jul-2031	11-Jul-2046
Central City East	29-Jul-2023	29-Jul-2033	29-Jul-2048
West Oakland	18-Nov-2023	18-Nov-2033	18-Nov-2048
Oak Knoll	14-Jul-2018	14-Jul-2028	14-Jul-2043

Notes:

Special time limits apply to redevelopment areas that include former military bases, i.e. the Oakland Army Base and Oak Knoll. The debt incurrence limit of 20 years, plan activity/duration of 30 years and debt repayment/increment collection time limit of 45 years are triggered once project-to-date tax increment revenue collections reach \$0.1 million.