

## **STAFF REPORT**

### **CITY OF SAN LEANDRO SUCCESSOR AGENCY OVERSIGHT BOARD**

**DATE:** October 3, 2012

**TO:** Successor Agency Oversight Board

**FROM:** Tom Liao, Interim Community Development Director

**SUBJECT:** Oversight Board Review of Due Diligence Review for the Low and Moderate Income Housing Fund of the Successor Agency

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#### **SUMMARY AND RECOMMENDATION**

The City hired a certified public accounting firm, Vavrinek, Trine, Day & Company, LLP (VTD), to conduct a due diligence review to determine the unobligated balances in the Low and Moderate Income Housing Fund (LMHF) of the Successor Agency to the Redevelopment Agency of the City of San Leandro. Staff recommends that the Oversight Board provide comments and solicit public input on the Due Diligence Review for the LMHF prepared by VTD (see attached). Staff will compile the comments and make appropriate revisions and bring forward the final Due Diligence Review to the Oversight Board for approval by resolution on October 10, 2012.

#### **BACKGROUND**

Under Assembly Bill x1 26 (ABx1 26), the elimination of redevelopment in California became effective on February 1, 2012. AB 1484 was signed into law on June 27, 2012 and requires successor agencies to hire a licensed and experienced accounting firm approved by the county auditor-controller, to conduct due diligence reviews of both housing and non-housing assets. VTD reviewed the LMHF financial activities between January 1, 2011 and June 30, 2012 and prepared the attached Due Diligence Review. The intent of this review is to determine the unobligated housing fund balance that may be available for distribution to the taxing entities. The Due Diligence Review for the non-housing assets of the former Redevelopment Agency will be provided to the Oversight Board in December.

#### **Analysis**

The key finding from the Due Diligence Review is that there is no unobligated LMHF fund balance available for remittance to the taxing entities. The review confirms that the LMHF cash balance is \$3,923,774 million. The entirety of this cash balance is needed to satisfy the \$7,019,324 owed on a \$9.1 million LMHF loan that the former Redevelopment Agency committed to Alameda Housing Associates (affiliated with the nonprofit housing developer, BRIDGE Housing Corporation) in April 2009. This obligation has been approved by both the

October 3, 2012

Oversight Board and the DOF via previous Recognized Obligation Payment Schedule (ROPS) approvals. The remaining amount due under this obligation, and the entirety of any additional LMHF obligations, will be funded by the Redevelopment Property Tax Trust Fund.

#### Next Steps

As required under AB 1484, the Due Diligence Review was submitted to the Oversight Board, the County Auditor-Controller, the State Controller, DOF and the City Council by or before October 1, 2012. Pursuant to AB 1484, the Oversight Board is required to hold a public comment session regarding the Due Diligence Review, to be followed by a meeting at which the Oversight Board makes its determinations regarding the report. The Oversight Board is authorized to request additional information from the Successor Agency to assist in its review, and subject to Department of Finance review and approval, is empowered to authorize the Successor Agency to retain specified assets and funds. If the Oversight Board makes such determination, it must identify to the Department of Finance the amount of the funds authorized for retention, the source of those funds, and the purposes for which the funds are being retained.

The Department of Finance has the authority to reject the determinations of the Oversight Board and to adjust the Due Diligence Report numbers. The Department of Finance may submit comments on the Housing Due Diligence Report and the Oversight Board determinations up to November 9, 2012. The Successor Agency may contest Department of Finance findings and request a meet and confer session within five business days of receipt of the Department's determination.

Below are key dates/deadlines for the review.

- **October 3, 2012** – Oversight Board meeting to review Due Diligence Review for LMHF and solicit public comments.
- **October 10, 2012** – Oversight Board meeting to approve Due Diligence Review by resolution and make any applicable determinations.
- **October 15, 2012** – Statutory deadline for Oversight Board to review, approve and transmit the Due Diligence Review and resolution to the Department of Finance (DOF) and Alameda County Auditor-Controller.
- **November 9, 2012** – Deadline for DOF to comment on Oversight Board determinations for the Due Diligence Review.
- **November 16, 2012** – Deadline for Successor Agency to contest DOF findings and request a “meet and confer” on LMHF Due Diligence Review, but not later than five business days after receiving the DOF comments.

The DOF then has thirty days after the “meet and confer” is requested to amend or confirm its findings to the Successor Agency.

**City of San Leandro  
Redevelopment Successor Agency**

**Independent Accountants' Report on Applying  
Agreed-Upon Procedures pursuant to  
AB 1484 (Low and Moderate Income Housing Fund)**

**June 30, 2012**



VAVRINEK, TRINE, DAY  
& COMPANY, LLP  
*Certified Public Accountants*

VALUE THE DIFFERENCE

**INDEPENDENT ACCOUNTANTS' REPORT ON  
APPLYING AGREED-UPON PROCEDURES**

Oversight Board of the  
City of San Leandro Redevelopment Successor Agency  
City of San Leandro, California

We have performed the Agreed-Upon Procedures enumerated in Exhibit A, which were agreed to by the California State Controller's Office, the California Department of Finance, the County Auditor-Controller, and the City of San Leandro Redevelopment Successor Agency to determine the Successor Agency Low and Moderate Income Housing Fund's unobligated balances that are available for transfer to taxing entities, solely to assist you in ensuring that the Successor Agency is complying with its statutory requirements with respect to *Health and Safety Code* Section 34179.5. Management of the Successor Agency is responsible for the accounting records pertaining to statutory compliance pursuant to *Health and Safety Code* Section 34179.5. This Agreed-Upon Procedures engagement was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. The sufficiency of these procedures is solely the responsibility of those parties specified in the report. Consequently, we make no representation regarding the sufficiency of the procedures described below either for the purpose for which this report has been requested or for any other purpose.

Exhibit A, and Exhibits B through B-3 identify the procedures and findings.

We were not engaged to, and did not conduct an audit, the objective of which would be the expression of an opinion as to the appropriateness of the results summarized in Exhibit A, and Exhibits B through B-3. Accordingly, we do not express such an opinion. Had we performed additional procedures, other matters might have come to our attention that would have been reported to you.

This report is intended solely for the information and use of the Successor Agency Oversight Board, the California State Controller's Office, the California Department of Finance, the County Auditor-Controller, and is not intended to be, and should not be used by anyone other than these specified parties. This restriction is not intended to limit distribution of this report, which is a matter of public record.

*Vavrinek, Trine, Day & Co., LLP.*

Sacramento, California  
September 21, 2012

**CITY OF SAN LEANDRO REDEVELOPMENT SUCCESSOR AGENCY  
EXHIBIT A  
AGREED UPON PROCEDURES  
PURSUANT TO AB 1484 LOW AND MODERATE INCOME HOUSING FUND**

Our procedures and findings are as follows:

**A. Low and Moderate Income Housing Fund of the Successor Agency**

For the Low and Moderate Income Housing Fund, the following procedures were performed:

1. Obtain from the Successor Agency a listing of all assets that were transferred from the former redevelopment agency (RDA) to the Successor Agency on February 1, 2012. Agree the amounts on this listing to account balances established in the accounting records of the Successor Agency. Identify in the Agreed-Upon Procedures (AUP) report the amount of the assets transferred to the Successor Agency as of that date.

Findings – We obtained from the Successor Agency a listing of all assets that were transferred from the former redevelopment agency to the Successor Agency on February 1, 2012. We agreed the amounts on this listing to account balances established in the accounting records of the Successor Agency noting the total balance of all assets that were transferred to the Successor Agency on February 1, 2012, was \$17,496,078, and consisted of cash and cash equivalents, loans and notes receivable, and real property.

2. If the State Controller's Office has completed its review of transfers required under both Sections 34167.5 and 34178.8 and issued its report regarding such review, attach a copy of that report as an exhibit to the AUP report. If this has not yet occurred, perform the following procedures.
  - A. Obtain a listing prepared by the Successor Agency of transfers (excluding payments for goods and services) from the former redevelopment agency to the city, county, or city and county that formed the redevelopment agency for the period from January 1, 2011 through January 31, 2012. For each transfer, the Successor Agency should describe the purpose of the transfer and describe in what sense the transfer was required by one of the Agency's enforceable obligations or other legal requirements. Provide this listing as an attachment to the AUP report.
  - B. Obtain a listing prepared by the Successor Agency of transfers (excluding payments for goods and services) from the Successor Agency to the city, county, or city and county that formed the redevelopment agency for the period from February 1, 2012 through June 30, 2012. For each transfer, the Successor Agency should describe the purpose of the transfer and describe in what sense the transfer was required by one of the Agency's enforceable obligations or other legal requirements. Provide this listing as an attachment to the AUP report.

**CITY OF SAN LEANDRO REDEVELOPMENT SUCCESSOR AGENCY  
EXHIBIT A  
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PURSUANT TO AB 1484 LOW AND MODERATE INCOME HOUSING FUND**

- C. For each transfer, obtain the legal document that formed the basis for the enforceable obligation that required any transfer. Note in the AUP report the absence of any such legal document or the absence of language in the document that required the transfer.

Findings – The Successor Agency asserted the State Controller's Office has not completed a review of transfers required under both Sections 34167.5 and 34178.8. The Successor Agency also asserted no transfers were made from the former RDA or the Successor Agency to the city for the period from January 1, 2011 through January 31, 2012.

On February 1, 2012, the former redevelopment agency transferred the Low and Moderate Income Housing assets to the City of San Leandro in accordance with HSC 34176 (a)(1). A listing of the transfers for the period February 1, 2012 through June 30, 2012 is included as Exhibit B of the AUP report. We noted the assets transferred to the City's Low and Moderate Income Housing Fund included loans receivable, affordable housing assistance loans, and real property used for existing low and moderate projects.

For each transfer listed on Exhibit B of the AUP report, we obtained the legal document that formed the basis for the enforceable obligation that required any transfer. We obtained Resolution No. 2012-001 authorizing the City to retain the housing assets and functions of the former RDA.

3. If the State Controller's Office has completed its review of transfers required under both Sections 34167.5 and 34178.8 and issued its report regarding such review, attach a copy of that report as an exhibit to the AUP report. If this has not yet occurred, perform the following procedures:
- A. Obtain a listing prepared by the Successor Agency of transfers (excluding payments for goods and services) from the former redevelopment agency to any other public agency or to private parties for the period from January 1, 2011 through January 31, 2012. For each transfer, the Successor Agency should describe the purpose of the transfer and describe in what sense the transfer was required by one of the Agency's enforceable obligations or other legal requirements. Provide this listing as an attachment to the AUP report.
  - B. Obtain a listing prepared by the Successor Agency of transfers (excluding payments for goods and services) from the Successor Agency to any other public agency or private parties for the period from February 1, 2012 through June 30, 2012. For each transfer, the Successor Agency should describe the purpose of the transfer and describe in what sense the transfer was required by one of the Agency's enforceable obligations or other legal requirements. Provide this listing as an attachment to the AUP report.
  - C. For each transfer, obtain the legal document that formed the basis for the enforceable obligation that required any transfer. Note in the AUP report the absence of any such legal document or the absence of language in the document that required the transfer.

Findings – The Successor Agency asserted the State Controller's Office has not completed a review of transfers required under both Sections 34167.5 and 34178.8. The Successor Agency also asserted no transfers were made from the former redevelopment agency or the Successor Agency to any other public agency or to private parties for the period from January 1, 2011 through January 31, 2012, and the period February 1, 2012 through June 30, 2012, respectively.

**CITY OF SAN LEANDRO REDEVELOPMENT SUCCESSOR AGENCY  
EXHIBIT A  
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PURSUANT TO AB 1484 LOW AND MODERATE INCOME HOUSING FUND**

4. Perform the following procedures:
  - A. Obtain from the Successor Agency a summary of the financial transactions of the Redevelopment Agency and the Successor Agency in the format set forth in the attached schedule for the fiscal periods indicated in the schedule. For purposes of this summary, the financial transactions should be presented using the modified accrual basis of accounting. End of year balances for capital assets (in total) and long-term liabilities (in total) should be presented at the bottom of this summary schedule for information purposes.
  - B. Ascertain that for each period presented, the total of revenues, expenditures, and transfers accounts fully for the changes in equity from the previous fiscal period.
  - C. Compare amounts in the schedule relevant to the fiscal year ended June 30, 2010, to the State Controller's report filed for the Redevelopment Agency for that period.
  - D. Compare amounts in the schedule for the other fiscal periods presented to account balances in the accounting records or other supporting schedules. Describe in the report the type of support provided for each fiscal period.

Findings – Procedure 4 is not applicable to the Low and Moderate Income Housing Fund.

5. Obtain from the Successor Agency a listing of all assets of the Low and Moderate Income Housing Fund as of June 30, 2012 for the report that is due October 1, 2012 and a listing of all assets of all other funds of the Successor Agency as of June 30, 2012 (excluding the previously reported assets of the Low and Moderate Income Housing Fund) for the report that is due December 15, 2012. When this procedure is applied to the Low and Moderate Income Housing Fund, the schedule attached as an exhibit will include only those assets of the Low and Moderate Income Housing Fund that were held by the Successor Agency as of June 30, 2012 and will exclude all assets held by the entity that assumed the housing function previously performed by the former redevelopment agency. Agree the assets so listed to recorded balances reflected in the accounting records of the Successor Agency. The listings should be attached as an exhibit to the appropriate AUP report.

Findings – For the Low and Moderate Income Housing Fund, we agreed the assets listed to the recorded balances reflected in the Successor Agency's accounting records. We noted the asset balance of the Successor Agency Low and Moderate Income Housing Fund as of June 30, 2012 was \$3,923,773.59. See Exhibit B-1 for the listing of assets of the Low and Moderate Income Housing Fund as of June 30, 2012.

**CITY OF SAN LEANDRO REDEVELOPMENT SUCCESSOR AGENCY  
EXHIBIT A  
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PURSUANT TO AB 1484 LOW AND MODERATE INCOME HOUSING FUND**

6. Obtain from the Successor Agency a listing of asset balances held on June 30, 2012, that are restricted for the following purposes:
  - A. Unspent bond proceeds:
    - i. Obtain the Successor Agency's computation of the restricted balances (e.g., total proceeds less eligible project expenditures, amounts set aside for debt service payments, etc.).
    - ii. Trace individual components of this computation to related account balances in the accounting records, or to other supporting documentation (specify in the AUP report a description of such documentation).
    - iii. Obtain from the Successor Agency a copy of the legal document that sets forth the restriction pertaining to these balances. Note in the AUP report the absence of language restricting the use of the balances that were identified by the Successor Agency as restricted.
  - B. Grant proceeds and program income that are restricted by third parties:
    - i. Obtain the Successor Agency's computation of the restricted balances (e.g., total proceeds less eligible project expenditures).
    - ii. Trace individual components of this computation to related account balances in the accounting records, or to other supporting documentation (specify in the AUP report a description of such documentation).
    - iii. Obtain from the Successor Agency a copy of the grant agreement that sets forth the restriction pertaining to these balances. Note in the AUP report the absence of language restricting the use of the balances that were identified by the Successor Agency as restricted.
  - C. Other assets considered to be legally restricted:
    - i. The Successor Agency's computation of the restricted balances (e.g., total proceeds less eligible project expenditures).
    - ii. Trace individual components of this computation to related account balances in the accounting records, or to other supporting documentation (specify in the AUP report a description of such Obtain documentation).
    - iii. Obtain from the Successor Agency a copy of the legal document that sets forth the restriction pertaining to these balances. Note in the AUP report the absence of language restricting the use of the balances that were identified by Successor the Agency as restricted.
  - D. Attach the above mentioned Successor Agency prepared schedule(s) as an exhibit to the AUP report. For each restriction identified on these schedules, indicate in the report the period of time for which the restrictions are in effect. If the restrictions are in effect until the related assets are expended for their intended purpose, this should be indicated in the report.

Findings - The Successor Agency asserted that the Successor Agency Low and Moderate Income Housing Fund does not have any restricted balances for unspent bond proceeds, grant proceed or program income, or any other assets restricted by third parties. As such, the procedures in step 6 were not performed.

**CITY OF SAN LEANDRO REDEVELOPMENT SUCCESSOR AGENCY  
EXHIBIT A  
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PURSUANT TO AB 1484 LOW AND MODERATE INCOME HOUSING FUND**

7. Perform the following procedures:

- A. Obtain from the Successor Agency a listing of assets as of June 30, 2012, that are not liquid or otherwise available for distribution (such as capital assets, land held for resale, long-term receivables, etc.) and ascertain if the values are listed at either purchase cost (based on book value reflected in the accounting records of the Successor Agency) or market value as recently estimated by the Successor Agency.
- B. If the assets listed at 7(A) are listed at purchase cost, trace the amounts to a previously audited financial statement (or to the accounting records of the Successor Agency) and note any differences.
- C. For any differences noted in 7(B), inspect evidence of disposal of the asset and ascertain that the proceeds were deposited into the Successor Agency trust fund. If the differences are due to additions (this generally is not expected to occur), inspect the supporting documentation and note the circumstances.
- D. If the assets listed at 7(A) are listed at recently estimated market value, inspect the evidence (if any) supporting the value and note the methodology used. If no evidence is available to support the value and/or methodology, note the lack of evidence.

Findings – The Successor Agency asserted that the Successor Agency Low and Moderate Income Housing Fund does not have assets that are not liquid or otherwise available for distribution (such as capital assets, land held for resale, long-term receivables, etc.) as of June 30, 2012. As such, the procedures in step 7 were not performed.

8. Perform the following procedures:

- A. If the Successor Agency believes that asset balances need to be retained to satisfy enforceable obligations, obtain from the Successor Agency an itemized schedule of asset balances (resources) as of June 30, 2012, that are dedicated or restricted for the funding of enforceable obligations and perform the following procedures. The schedule should identify the amount dedicated or restricted, the nature of the dedication or restriction, the specific enforceable obligation to which the dedication or restriction relates, and the language in the legal document that is associated with the enforceable obligation that specifies the dedication of existing asset balances toward payment of that obligation.
  - i. Compare all information on the schedule to the legal documents that form the basis for the dedication or restriction of the resource balance in question.
  - ii. Compare all current balances to the amounts reported in the accounting records of the Successor Agency or to an alternative computation.
  - iii. Compare the specified enforceable obligations to those that were included in the final Recognized Obligation Payment Schedule (ROPS) approved by the California Department of Finance.
  - iv. Attach as an exhibit to the report the listing obtained from the Successor Agency. Identify in the report any listed balances for which the Successor Agency was unable to provide appropriate restricting language in the legal document associated with the enforceable obligation.

**CITY OF SAN LEANDRO REDEVELOPMENT SUCCESSOR AGENCY  
EXHIBIT A  
AGREED UPON PROCEDURES  
PURSUANT TO AB 1484 LOW AND MODERATE INCOME HOUSING FUND**

- B. If the Successor Agency believes that future revenues together with balances dedicated or restricted to an enforceable obligation are insufficient to fund future obligation payments and thus retention of current balances is required, obtain from the Successor Agency a schedule of approved enforceable obligations that includes a projection of the annual spending requirements to satisfy each obligation and a projection of the annual revenues available to fund those requirements and perform the following procedures:
- i. Compare the enforceable obligations to those that were approved by the California Department of Finance. Procedures to accomplish this may include reviewing the letter from the California Department of Finance approving the Recognized Enforceable Obligation Payment Schedules for the six month period from January 1, 2012 through June 30, 2012, and for the six month period July 1, 2012 through December 31, 2012.
  - ii. Compare the forecasted annual spending requirements to the legal document supporting each enforceable obligation.
    - a. Obtain from the Successor Agency its assumptions relating to the forecasted annual spending requirements and disclose in the report major assumptions associated with the projections.
  - iii. For the forecasted annual revenues:
    - a. Obtain from the Successor Agency its assumptions for the forecasted annual revenues and disclose in the report major assumptions associated with the projections.
- C. If the Successor Agency believes that projected property tax revenues and other general purpose revenues to be received by the Successor Agency are insufficient to pay bond debt service payments (considering both the timing and amount of the related cash flows), obtain from the Successor Agency a schedule demonstrating this insufficiency and apply the following procedures to the information reflected in that schedule.
- i. Compare the timing and amounts of bond debt service payments to the related bond debt service schedules in the bond agreement.
  - ii. Obtain the assumptions for the forecasted property tax revenues and disclose major assumptions associated with the projections.
  - iii. Obtain the assumptions for the forecasted other general purpose revenues and disclose major assumptions associated with the projections.
- D. If procedures A, B, or C were performed, calculate the amount of current unrestricted balances necessary for retention in order to meet the enforceable obligations by performing the following procedures.
- i. Combine the amount of identified current dedicated or restricted balances and the amount of forecasted annual revenues to arrive at the amount of total resources available to fund enforceable obligations.
  - ii. Reduce the amount of total resources available by the amount forecasted for the annual spending requirements. A negative result indicates the amount of current unrestricted balances that needs to be retained.
  - iii. Include the calculation in the AUP report.

Findings – The Successor Agency asserted that asset balances as of June 30, 2012, do not need to be retained to satisfy enforceable obligations of the Low and Moderate Income Housing Fund as outlined under step 8. As such, the procedures noted above were not performed. However, see findings for step 9.

**CITY OF SAN LEANDRO REDEVELOPMENT SUCCESSOR AGENCY  
EXHIBIT A  
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PURSUANT TO AB 1484 LOW AND MODERATE INCOME HOUSING FUND**

9. If the Successor Agency believes that cash balances as of June 30, 2012, need to be retained to satisfy obligations on the ROPS for the period of July 1, 2012 through June 30, 2013, obtain a copy of the final ROPS for the period of July 1, 2012 through December 31, 2012 and a copy of the final ROPS for the period January 1, 2013 through June 30, 2013. For each obligation listed on the ROPS, the Successor Agency should add columns identifying (1) any dollar amounts of existing cash that are needed to satisfy that obligation, and (2) the Successor Agency's explanation as to why the Successor Agency believes that such balances are needed to satisfy the obligation. Include this schedule as an attachment to the AUP report.

Findings - The Successor Agency asserted that \$3,923,774 of cash balances needs to be retained to satisfy obligation on the ROPS for the period of July 1, 2012 to June 30, 2013, of the Successor Agency Low and Moderate Income Housing fund as of June 30, 2012. See Exhibit B-2 for additional details.

10. Include (or present) a schedule detailing the computation of the Balance Available for Allocation to Affected Taxing Entities. Amounts included in the calculation should agree to the results of the procedures performed in each section above. The schedule should also include a deduction to recognize amounts already paid to the County Auditor-Controller on July 12, 2012, as directed by the California Department of Finance. The amount of this deduction presented should be agreed to evidence of payment. The attached example summary schedule may be considered for this purpose. Separate schedules should be completed for the Low and Moderate Income Housing Fund and for all other funds combined (excluding the Low and Moderate Income Housing Fund).

Findings – We have included a schedule detailing the computation of the Summary of Balances Available for Allocation to Affected Taxing Entities. See Exhibit B-3.

11. Obtain a representation letter from Successor Agency management acknowledging their responsibility for the data provided to the practitioner and the data presented in the report or in any attachments to the report. Included in the representations should be an acknowledgment that management is not aware of any transfers (as defined by Section 341795) from either the former redevelopment agency or the Successor Agency to other parties for the period from January 1, 2011 through June 30, 2012 that have not been properly identified in the AUP report and its related exhibits. Management's refusal to sign the representation letter should be noted in the AUP report as required by attestation standards.

Findings - We have obtained management's written representations acknowledging their responsibility as outlined in procedure #11.

City of San Leandro Redevelopment Successor Agency  
 Low and Moderate Income Housing Fund  
 Schedule of Asset Transfers to the City, County, or City and County, and Other Public Agencies or Private Parties

DATE OF TRANSFER	DESCRIPTION OF ASSETS	RECIPIENT	\$ VALUE OF ASSETS TRANSFERRED	\$ VALUE OF ASSETS NOT SUPPORTED	PURPOSE OF TRANSFER	SOURCE DOC BASIS FOR TRANSFER
1/1/2011	NONE					
<i>Period of Feb 1, 2012 through June 30, 2012</i>						
2/1/2012	Loans Receivable	Low/Moderate Housing Asset Fund	\$ 8,390,242.08	\$ -	Assets qualify as "Housing Assets"	Reso #2012-001
	Casa Verde - Land	Low/Moderate Housing Asset Fund	590,000.00	-	Assets qualify as "Housing Assets"	Reso #2012-001
	Casa Verde - Building	Low/Moderate Housing Asset Fund	3,923,044.00	-	Assets qualify as "Housing Assets"	Reso #2012-001
TOTAL			\$ 12,903,286.08	\$ -		

**City of San Leandro Redevelopment Successor Agency**  
**Low and Moderate Income Housing Fund - Listing of Assets**  
**As of June 30, 2012 - Unaudited**

**Exhibit B-1**

*Note: Excludes all assets held by the entity that assumed the housing function of the former RDA*

**Assets**

Cash and investments

985-101-1011

Cash

\$ 3,923,773.59

**Total** \$ 3,923,773.59

**TOTAL ASSETS AT 6/30/2012:** \$ 3,923,773.59

City of San Leandro Redevelopment Successor Agency  
 Low and Moderate Income Housing Fund  
 June 30, 2012 Cash Balances Needed to Satisfy Obligations for the 2012/2013 FINAL ROPS

ITEM	PROJECT NAME	ROPS LINE ITEM	APPROVED OBLIGATION AMOUNT	EXISTING CASH NEEDED TO SATISFY OBLIGATION	SUCCESSOR AGENCY EXPLANATION
1	Alameda Housing Associates (The Alameda)	26	\$ 7,019,324.00	\$ 3,923,773.59	After considering projected revenues, there will not be sufficient funds to cover this entire obligation, This obligation appears on the approved ROPS.
			<u>\$ 7,019,324.00</u>	<u>\$ 3,923,773.59</u>	

Note: List only those obligations for which current balances are needed to satisfy obligations that will be placed on the ROPS for the 2012/13 fiscal year

**City of San Leandro Redevelopment Successor Agency**  
**Low and Moderate Income Housing Fund**  
**Summary of Balances Available for Allocation to Affected Taxing Entities**

**Exhibit B-3**

	<b>Reference:</b>	
Total amount of assets held by the successor agency as of June 30, 2012 (procedure 5)	Exhibit B-1	\$ 3,923,774
Add the amount of any assets transferred to the city or other parties for which an enforceable obligation with a third party requiring such transfer and obligating the use of the transferred assets did not exist (procedures 2 and 3)	None	-
Less assets legally restricted for uses specified by debt covenants, grant restrictions, or restrictions imposed by other governments (procedure 6)	None	-
Less assets that are not cash or cash equivalents (e.g., physical assets) - (procedure 7)	None	-
Less balances that are legally restricted for the funding of an enforceable obligation (net of projected annual revenues available to fund those obligations) - (procedure 8)	None	-
Less balances needed to satisfy ROPS for the 2012-13 fiscal year (procedure 9)	Exhibit B-2	(3,923,774)
Less the amount of payments made on July 12, 2012 to the County Auditor-Controller as directed by the California Department of Finance	None	-
Amount to be remitted to county for disbursement to taxing entities		\$ -