

**AGENDA OF A REGULAR MEETING - SUCCESSOR AGENCY TO THE  
COMMUNITY DEVELOPMENT COMMISSION AS THE NATIONAL CITY  
REDEVELOPMENT AGENCY**



**COUNCIL CHAMBERS  
CIVIC CENTER  
1243 National City Blvd.  
National City, California**

**TUESDAY, SEPTEMBER 15, 2015 – 6:00 PM**

**RON MORRISON**  
*Chairman*

**JERRY CANO**  
*Boardmember*

**ALBERT MENDIVIL**  
*Boardmember*

**MONA RIOS**  
*Boardmember*

**ALEJANDRA SOTELO-SOLIS**  
*Boardmember*

**1243 National City Blvd.  
National City  
619-336-4240**

***Meeting agendas and  
minutes available on web***

**WWW.NATIONALCITYCA.GOV**

**ORDER OF BUSINESS:** Public sessions of all Regular Meetings of the Successor Agency to the Community Development Commission as the National City Redevelopment Agency begin at 6:00 p.m. on the first and third Tuesday of each month. Public hearings begin at 6:00 p.m. unless otherwise noted. Closed Sessions begin at 5:00 p.m. or such other time as noted on the agenda. If a workshop is scheduled, the subject and time of the workshop will appear on the agenda.

**REPORTS:** All regular meeting agenda items and reports as well as all documents and writings distributed to the Board less than 72 hours prior to the meeting, are available for review at the entry to the Council Chambers. Regular Meetings of the Board are webcast and archived on the City's website [www.nationalcityca.gov](http://www.nationalcityca.gov).

**PUBLIC COMMENTS:** Prior to the Business portion of the agenda, the Board will receive public comments regarding any matters within the jurisdiction of the Successor Agency to the Community Development Commission as the National City Redevelopment Agency. Members of the public may also address any item on the agenda at the time the item is considered by the Board. Persons who wish to address the Board are requested to fill out a "Request to Speak" form available at the entrance to the City Council Chambers, and turn in the completed form to the City Clerk. The Chairperson will separately call for testimony of those persons who have turned in a "Request to Speak" form. If you wish to speak, please step to the podium at the appropriate time and state your name and address (optional) for the record. The time limit established for public testimony is three minutes per speaker unless a different time limit is announced. Speakers are encouraged to be brief. The Chairperson may limit the length of comments due to the number of persons wishing to speak or if comments become repetitious or irrelevant.

**WRITTEN AGENDA:** With limited exceptions, the Board may take action only upon items appearing on the written agenda. Items not appearing on the agenda must be brought back on a subsequent agenda unless they are of a demonstrated emergency or urgent nature, and the need to take action on such items arose after the agenda was posted.

**CONSENT AGENDA:** Consent calendar items involve matters which are of a routine or noncontroversial nature. All consent items are adopted by approval of a single motion by the City Council. Prior to such approval, any item may be removed from the consent portion of the agenda and separately considered, upon request of a Councilmember, a staff member, or a member of the public.

Upon request, this agenda can be made available in appropriate alternative formats to persons with a disability in compliance with the Americans with Disabilities Act. Please contact the City Clerk's Office at (619) 336-4228 to request a disability-related modification or accommodation. Notification 24-hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

*Spanish audio interpretation is provided during Board Meetings. Audio headphones are available in the lobby at the beginning of the meeting.*

*Audio interpretación en español se proporciona durante sesiones del Consejo Municipal. Los audiófonos están disponibles en el pasillo al principio de la junta.*

**THE BOARD REQUESTS THAT ALL CELL PHONES AND PAGERS BE TURNED OFF DURING BOARD MEETINGS.**

**OPEN TO THE PUBLIC**  
**SUCCESSOR AGENCY AGENDA**

**CALL TO ORDER**

**ROLL CALL**

**PUBLIC COMMENTS (THREE-MINUTE TIME LIMIT)**

**CONSENT CALENDAR**

1. [Approval of the Minutes of the Regular Meeting of the Successor Agency to the Community Development as the National City Redevelopment Agency of September 1, 2015. \(City Clerk\)](#)
2. [Successor Agency Warrant Register #4 for the period of 07/22/15 through 07/28/15 in the amount of \\$8,794,021.32 \(Finance\)](#)
3. [Successor Agency Warrant Register #5 for the period of 07/29/15 through 08/04/15 in the amount of \\$241,979.77 \(Finance\)](#)
4. [Successor Agency Warrant Register #6 for the period of 08/05/15 through 08/11/15 in the amount of \\$315.00 \(Finance\)](#)

**PUBLIC HEARINGS**

**NON CONSENT RESOLUTIONS**

5. [Resolution of the Successor Agency to the Community Development Commission as the National City Redevelopment Agency approving the Recognized Obligations Payment Schedule \(ROPS\) for the period January 1, 2016 through June 30, 2016 \(ROPS 15-16B\) \(Successor Agency\)](#)

**NEW BUSINESS**

**STAFF REPORTS**

**MEMBER REPORTS**

**CLOSED SESSION REPORT**

**ADJOURNMENT**

Regular Successor Agency to the Community Development Commission as The National City Redevelopment Agency Meeting on Tuesday, October 6, 2015 at 6:00 p.m. - Council Chambers, National City, California.



The following page(s) contain the backup material for Agenda Item: Approval of the Minutes of the Regular Meeting of the Successor Agency to the Community Development as the National City Redevelopment Agency of September 1, 2015. (City Clerk)

Item #\_\_\_\_  
09/15/15

**APPROVAL OF THE MINUTES OF THE REGULAR  
MEETING OF THE SUCCESSOR AGENCY TO THE  
COMMUNITY DEVELOPMENT COMMISSION  
AS THE NATIONAL CITY REDEVELOPMENT  
AGENCY OF SEPTEMBER 1, 2015.**

(City Clerk)

DRAFT      DRAFT      DRAFT

**MINUTES OF THE REGULAR MEETING OF THE  
SUCCESSOR AGENCY TO THE COMMUNITY DEVELOPMENT  
COMMISSION AS THE NATIONAL CITY REDEVELOPMENT AGENCY**

**September 1, 2015**

The Regular Meeting of the Successor Agency to the Community Development Commission as the National City Redevelopment Agency was called to order at 8:19 p.m. by Chairman Ron Morrison.

**ROLL CALL**

Board members present: Cano, Mendivil, Morrison, Rios.

Board members absent: Sotelo-Solis.

Mayor Morrison reported that Member Sotelo-Solis was out of town on business.

Administrative Officials present: Dalla, Deese, Raulston, Silva.

**PUBLIC COMMENTS**

None.

**CONSENT CALENDAR**

**ADOPTION OF CONSENT CALENDAR.** Item No. 1 (Minutes), Item Nos. 2 and 3 (Warrant Registers). Motion by Rios, seconded by Cano, to approve the Consent Calendar. Carried by the following vote, to-wit: Ayes: Cano, Mendivil, Morrison, Rios. Nays: None. Abstain: None. Absent: Sotelo-Solis.

**APPROVAL OF MINUTES**

1. Approval of the Minutes of the Regular Meeting of the Successor Agency to the Community Development Commission as the National City Redevelopment Agency of August 18, 2015. (City Clerk)

**ACTION:** Approved. See above.

**SUCCESSOR AGENCY 2015 (406-10-13)**

2. Successor Agency Warrant Register #2 for the period of 07/08/15 through 07/14/15 in the amount of \$0.00. (Finance)

**ACTION:** Approved. See above.

**SUCCESSOR AGENCY 2015 (406-10-13)**

3. Successor Agency Warrant Register #3 for the period of 07/15/15 through 07/21/15 in the amount of \$3,245,746.12. (Finance)

**ACTION:** Approved. See above.

## NEW BUSINESS

### SUCCESSOR AGENCY 2015 (406-10-13)

4. Successor Agency Investment Report for the quarter ended June 30, 2015. (Finance)

**RECOMMENDATION:** Accept and file the Investment Report for the quarter ended June 30, 2015.

**TESTIMONY:** None.

**ACTION:** Motion by Rios, seconded by Cano, to approve staff recommendation. Carried by the following vote, to-wit: Ayes: Cano, Mendivil, Morrison, Rios. Nays: None. Abstain: None. Absent: Sotelo-Solis.

## STAFF REPORTS

None.

## CLOSED SESSION REPORT

Agency Counsel Claudia Silva stated there was no Closed Session.

## ADJOURNMENT

Motion by Rios, seconded by Cano, to adjourn the meeting to the next Regular Meeting of the Successor Agency to the Community Development Commission as the National City Redevelopment Agency to be held Tuesday, September 15, 2015, 6:00 p.m., Council Chambers, National City, California. Carried by the following vote, to-wit: Ayes: Cano, Mendivil, Morrison, Rios. Nays: None. Abstain: None. Absent: Sotelo-Solis.

The meeting closed at 8:20 p.m.

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Secretary

The foregoing minutes were approved at the Regular Meeting of September 15, 2015.

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Chairman



The following page(s) contain the backup material for Agenda Item: Successor Agency Warrant Register #4 for the period of 07/22/15 through 07/28/15 in the amount of \$8,794,021.32 (Finance)

**SUCCESSOR AGENCY TO  
THE COMMUNITY DEVELOPMENT COMMISSION  
AS THE NATIONAL CITY REDEVELOPMENT AGENCY  
AGENDA STATEMENT**

**MEETING DATE:** September 15, 2015

**AGENDA ITEM NO. |**

**ITEM TITLE:**

Successor Agency Warrant Register #4 for the period of 07/22/15 through 07/28/15 in the amount of \$8,794,021.32 (Finance)

**PREPARED BY:** K. Apalategui

**PHONE:** 619-336-4572

**DEPARTMENT:** Finance

**APPROVED BY:** 

**EXPLANATION:**

Pursuant to ABX1 26, all redevelopment agencies in the State of California were dissolved as of February 1, 2012. Upon dissolution of the City of National City's Redevelopment Agency, the City assumed the role of Successor Agency to the Community Development Commission as the National City Redevelopment Agency ("Successor Agency").

In order to streamline the payment process, all check-paid expenses of the Successor Agency are paid by the City. The Successor Agency then reimburses the City. Successor Agency wires are paid directly from the Successor Agency account.

Attached is a detailed listing of all Successor Agency expenses for the period, which total \$8,794,021.32. Staff requests approval of payments of Successor Agency expenses.

**FINANCIAL STATEMENT:**

**ACCOUNT NO.**

Reimbursement total \$8,794,021.32

**APPROVED:** 

Finance

**APPROVED:** \_\_\_\_\_

MIS

**ENVIRONMENTAL REVIEW:**

This is not a project and, therefore, not subject to environmental review.

**ORDINANCE:**

**INTRODUCTION:**

**FINAL ADOPTION:**

**STAFF RECOMMENDATION:**

Ratification of reimbursement in the amount of \$8,794,021.32

**BOARD / COMMISSION RECOMMENDATION:**

N/A

**ATTACHMENTS:**

Successor Agency Warrant Register #4



SUCCESSOR AGENCY  
WARRANT REGISTER #4  
7/28/2015

| <u>PAYEE</u>                   | <u>DESCRIPTION</u>                | <u>CHK NO</u> | <u>DATE</u>                                       | <u>AMOUNT</u>          |
|--------------------------------|-----------------------------------|---------------|---|------------------------|
| <b><u>CHECKS</u></b>           |                                   |               |   |                        |
| ROBERT ABEL INVESTIGATIVE SVCS | LEGAL SERVICE / S A               | 318821        | 7/28/15   | 450.50                 |
| GEOSYNTEC CONSULTANTS INC      | EDUCATION VILLAGE REDEVELOP / S A | 318766        | 7/28/15   | 5,774.10               |
|                                |                                   |               | <b>A/P Sub-Total</b>                              | <b>\$ 6,224.60</b>     |
|                                |                                   |               | <b>Total disbursements paid with City's Funds</b> | <b>\$ 6,224.60</b>     |
| <b><u>WIRES</u></b>            |                                   |               |   |                        |
| US BANK                        | 2004 TAB SERIES A                 | 426745        | 7/27/15   | 3,226,712.34           |
| US BANK                        | 2005 TAB SERIES A                 | 426817        | 7/27/15   | 3,758,997.50           |
| US BANK                        | 2011 TAB 08/01/15 PAYMENT         | 426962        | 7/27/15   | 1,579,740.63           |
| US BANK                        | 2005 TAB SERIES B                 | 426967        | 7/27/15   | 222,346.25             |
|                                |                                   |               | <b>Wires Sub-Total</b>                            | <b>\$ 8,787,796.72</b> |
|                                |                                   |               | <b>GRAND TOTAL</b>                                | <b>\$ 8,794,021.32</b> |

The following page(s) contain the backup material for Agenda Item: Successor Agency Warrant Register #5 for the period of 07/29/15 through 08/04/15 in the amount of \$241,979.77 (Finance)

**SUCCESSOR AGENCY TO  
THE COMMUNITY DEVELOPMENT COMMISSION  
AS THE NATIONAL CITY REDEVELOPMENT AGENCY  
AGENDA STATEMENT**

**MEETING DATE:** September 15, 2015

**AGENDA ITEM NO.** |

**ITEM TITLE:**

Successor Agency Warrant Register #5 for the period of 07/29/15 through 08/04/15 in the amount of \$241,979.77 (Finance)

**PREPARED BY:** K. Apalategui

**PHONE:** 619-336-4572

**DEPARTMENT:** Finance

**APPROVED BY:** 

**EXPLANATION:**

Pursuant to ABX1 26, all redevelopment agencies in the State of California were dissolved as of February 1, 2012. Upon dissolution of the City of National City's Redevelopment Agency, the City assumed the role of Successor Agency to the Community Development Commission as the National City Redevelopment Agency ("Successor Agency").

In order to streamline the payment process, all check-paid expenses of the Successor Agency are paid by the City. The Successor Agency then reimburses the City. Successor Agency wires are paid directly from the Successor Agency account.

Attached is a detailed listing of all Successor Agency expenses for the period, which total \$241,979.77. Staff requests approval of payments of Successor Agency expenses.

**FINANCIAL STATEMENT:**

**ACCOUNT NO.**

Reimbursement total \$241,979.77

**APPROVED:** 

Finance

**APPROVED:** \_\_\_\_\_

MIS

**ENVIRONMENTAL REVIEW:**

This is not a project and, therefore, not subject to environmental review.

**ORDINANCE:**  **INTRODUCTION:**  **FINAL ADOPTION:**

**STAFF RECOMMENDATION:**

Ratification of reimbursement in the amount of \$241,979.77

**BOARD / COMMISSION RECOMMENDATION:**

N/A

**ATTACHMENTS:**

Successor Agency Warrant Register #5



SUCCESSOR AGENCY  
WARRANT REGISTER #5  
8/4/2015

| <u>PAYEE</u>                | <u>DESCRIPTION</u>                | <u>CHK NO</u> | <u>DATE</u>                                       | <u>AMOUNT</u>        |
|-----------------------------|-----------------------------------|---------------|---|----------------------|
| <b><u>CHECKS</u></b>        |                                   |               |   |                      |
| SDG&E                       | GAS AND ELECTRIC UTILITIES / S A  | 319016        | 8/4/15  | 215.32               |
| SWEETWATER AUTHORITY        | WATER UTILITES / S A              | 319017        | 8/4/15  | 52.04                |
|                             |                                   |               | A/P Sub-Total                                     | <u>\$ 267.36</u>     |
|                             |                                   |               | <b>Total disbursements paid with City's Funds</b> | <u>\$ 267.36</u>     |
| <b><u>WIRES</u></b>         |                                   |               |   |                      |
| THE BANK OF NEW YORK MELLON | NATIONAL CITY 1999 TAX ALLOCATION | 432140        | 7/29/15   | 241,712.41           |
|                             |                                   |               | Wires Sub-Total                                   | <u>\$ 241,712.41</u> |
|                             |                                   |               | <b>GRAND TOTAL</b>                                | <u>\$ 241,979.77</u> |

The following page(s) contain the backup material for Agenda Item: Successor Agency Warrant Register #6 for the period of 08/05/15 through 08/11/15 in the amount of \$315.00 (Finance)

**SUCCESSOR AGENCY TO  
THE COMMUNITY DEVELOPMENT COMMISSION  
AS THE NATIONAL CITY REDEVELOPMENT AGENCY  
AGENDA STATEMENT**

**MEETING DATE:** September 15, 2015

**AGENDA ITEM NO.** |

**ITEM TITLE:**

Successor Agency Warrant Register #6 for the period of 08/05/15 through 08/11/15 in the amount of \$315.00 (Finance)

**PREPARED BY:** K. Apalategui

**DEPARTMENT:** Finance

**PHONE:** 619-336-4572

**APPROVED BY:** 

**EXPLANATION:**

Pursuant to ABX1 26, all redevelopment agencies in the State of California were dissolved as of February 1, 2012. Upon dissolution of the City of National City's Redevelopment Agency, the City assumed the role of Successor Agency to the Community Development Commission as the National City Redevelopment Agency ("Successor Agency").

In order to streamline the payment process, all check-paid expenses of the Successor Agency are paid by the City. The Successor Agency then reimburses the City. Successor Agency wires are paid directly from the Successor Agency account.

Attached is a detailed listing of all Successor Agency expenses for the period, which total \$315.00. Staff requests approval of payments of Successor Agency expenses.

**FINANCIAL STATEMENT:**

**APPROVED:**  Finance

**ACCOUNT NO.**

**APPROVED:** \_\_\_\_\_ MIS

Reimbursement total \$315.00

**ENVIRONMENTAL REVIEW:**

This is not a project and, therefore, not subject to environmental review.

**ORDINANCE:** INTRODUCTION:  FINAL ADOPTION:

**STAFF RECOMMENDATION:**

Ratification of reimbursement in the amount of \$315.00

**BOARD / COMMISSION RECOMMENDATION:**

N/A

**ATTACHMENTS:**

Successor Agency Warrant Register #6





SUCCESSOR AGENCY  
WARRANT REGISTER #6  
8/11/2015

| <u>PAYEE</u>                       | <u>DESCRIPTION</u>                    | <u>CHK NO</u> | <u>DATE</u>                                | <u>AMOUNT</u>    |
|------------------------------------|---------------------------------------|---------------|--|------------------|
| <u>CHECKS</u>                      |                                       |               |  |                  |
| MAZZARELLA LORENZANA LLP           | LEGAL / ROSENOW, SPEVACEK GROUP / S A | 319122        | 8/11/15                                    | 75.00            |
| THE LAW OFFICES OF EDWARD Z KOTKIN | LEGAL / OVERSIGHT BOARD S A           | 319123        | 8/11/15                                    | 240.00           |
|                                    |                                       |               | A/P Sub-Total                              | <u>\$ 315.00</u> |
|                                    |                                       |               | Total disbursements paid with City's Funds | <u>\$ 315.00</u> |
|                                    |                                       |               | GRAND TOTAL                                | <u>\$ 315.00</u> |

The following page(s) contain the backup material for Agenda Item: Resolution of the Successor Agency to the Community Development Commission as the National City Redevelopment Agency approving the Recognized Obligations Payment Schedule (ROPS) for the period January 1, 2016 through June 30, 2016 (ROPS 15-16B) (Successor

**THE SUCCESSOR AGENCY TO  
THE COMMUNITY DEVELOPMENT COMMISSION  
AS THE NATIONAL CITY REDEVELOPMENT AGENCY  
AGENDA STATEMENT**

**MEETING DATE:** September 15, 2015

**AGENDA ITEM NO.** |

**ITEM TITLE:**

Resolution of the Successor Agency to the Community Development Commission as the National City Redevelopment Agency approving the Recognized Obligations Payment Schedule (ROPS) for the period January 1, 2016 through June 30, 2016 (ROPS 15-16B).

**PREPARED BY:** Brad Raulston, Executive Director

**DEPARTMENT:** Successor Agency

**PHONE:** (619) 336-4256

**APPROVED BY:** 

**EXPLANATION:**

Effective February 1, 2012, all redevelopment agencies in California were dissolved and "Successor Agencies" were established to wind down the affairs of the former redevelopment agency in accordance with the direction of an oversight board. Health and Safety Code Section 34177 requires Successor Agencies to perform a number of functions in that regard, one of which is to prepare a Recognized Obligation Payment Schedule (ROPS) before each six-month fiscal period that details amounts required to be spent and the source of funds for those expenditures. Each ROPS must be submitted to the Oversight Board for approval after which it is forwarded for review and approval to the State Department of Finance, with copies to the County Auditor and Controller and State Controller's Office.

Before the Successor Agency today is the proposed ROPS for the period January 1, 2016 through June 30, 2016, which is referred to as ROPS 15-16B. Staff recommends approval of this ROPS for submittal to the Oversight Board. Upon the Oversight Board's approval, it will be submitted to the State Department of Finance and other agencies as noted above. ROPS 15-16B is due to the State Department of Finance by October 5, 2015. Please see attached staff report for further details regarding the ROPS.

**FINANCIAL STATEMENT:**

**APPROVED:** 

**Finance**

**ACCOUNT NO.** Pursuant to AB 1X 26/ AB 1484/ AB 2493

**APPROVED:** \_\_\_\_\_

**MIS**

**ENVIRONMENTAL REVIEW:**

Pursuant to Title 15 of the California Code of Regulations, Section 15376(b)(4), this item is not subject to the California Environmental Quality Act review because the recommended approvals are not considered a project and are governmental funding mechanisms and fiscal activities that do not involve any commitment to any specific project that may result in a potentially significant environmental impact.

**ORDINANCE:** INTRODUCTION:

FINAL ADOPTION:

**STAFF RECOMMENDATION:**

Adopt the resolution and submit the ROPS 15-16B to the Oversight Board for approval and submittal to the State and the County.

**BOARD / COMMISSION RECOMMENDATION:**

Not Applicable.

**ATTACHMENTS:**

1. Staff Report
2. Recognized Obligation Payment Schedule for the period January 1, 2016 through June 30, 2016 (ROPS 15-16B)
3. Resolution

Successor Agency – September 15, 2015

Staff Report – ROPS 15-16B

The proposed Recognized Obligation Payment Schedule for the January 1, 2016 through June 30, 2016 (ROPS 15-16B) period for the National City Successor Agency totals \$7.551 million and includes required debt service payments on the Agency's tax allocation bonds of \$1.563 million, \$4.506 million to remediate unanticipated soil conditions on the WI-TOD housing development site, \$0.200 million for services of an environmental consultant and oversight by the Department of Toxic Substance Control (DTSC) related to the WI-TOD project, \$0.300 million to provide the Housing Authority with an administrative cost allowance for Housing Successor Agency responsibilities, \$0.240 million to demolish a Successor Agency owned property that was damaged by a fire, and \$0.742 million for potential legal services and various other operational and administrative costs. By funding source, the ROPS proposes the use of \$7.451 million of redevelopment property tax trust fund (RPTTF) revenues, and \$0.100 million of other funds, primarily revenues from interest earnings and loan repayments from prior periods.

#### Debt Service

Debt service payments are made in two installments each year: in August, both principal and interest payments are made, while in February, only interest payments are due. After making the August 1, 2015 debt service payments, the Successor Agency has three remaining series of tax allocation bonds: 1999, 2005B, and 2011. In August 2015, the final scheduled principal payment was made on the 2005 Series A bonds, and as provided for in ROPS 15-16A, the outstanding principal on the 2004 bonds of \$2.8 million was redeemed early. Debt service payments for ROPS 15-16B interest payments due in February 2016 total \$1.563 million. For ROPS 15-16B the early redemption of the 2004 bonds results in a savings of about \$75,000. On a fiscal year basis, total scheduled debt service payments will drop from \$7.8 million in FY 2016 (corresponding to ROPS 15-16A and 15-16B) to \$5.15 million in FY 2017 (corresponding to ROPS 16-17A and 16-17B) and years following.

#### WI-TOD Project

Phase I of the Westside Infill Transit Oriented Development (WI-TOD) housing project is under way and a new grant agreement with Community Housing Works will provide \$14.909 million from proceeds of the 2011 tax allocation bonds for Phase II of the project (authorized as part of ROPS 15-16A) is in the process of being executed. As work on the Phase I site has progressed, unanticipated soil conditions have continued to surface. These conditions are required to be remediated and are not the responsibility of the developer under the Disposition and Development Agreement (DDA). In ROPS 15-16A, \$1,324,450 of RPTTF revenues was authorized to be spent on remediation work for Phase I of the project. Subsequently, staff were notified that the Phase I remediation costs are now likely to exceed \$3.0 million. As a result, staff recommends seeking an additional \$1.716 million of RPTTF funding to be prepared to meet this obligation (Item 175). In addition, this ROPS includes a request for \$2,790,000 of RPTTF funding (Item 176) to meet the estimated site remediation costs related to the Phase II site of the WI-TOD project. The estimates have been provided by the developer, and as is the practice for Phase I remediation costs, would be paid to the developer on a reimbursement basis upon submittal of documented invoices.

Related to the additional site remediation costs is the necessity to extend contracts with two vendors:

E2 Manage Tech and the State Department of Toxic Substance Control (DTSC). \$100,000 in an equal combination of "Other" and RPTTF funding is requested for each of these vendors (see items 12 and 13). E2 Manage Tech and DTSC work together to ensure that appropriate environmental remediation work is performed.

#### Housing Successor Administrative Allowance

The State Department of Finance denied the SA's ROPS 14-15A request to fund an administrative allowance pursuant to HSC 34171(p) of \$150,000 for the Housing Successor Agency, which is the Housing Authority of the City of National City. Based on a tentative ruling in a case filed by the City of Montclair, the SA is reinstating its request. The amount requested is for two fiscal years - FY 2014-15 and FY 2015-16. The Housing Authority of the City of National City, not the City of National City, was designated to be the "Housing Successor Agency" and tasked with assuming the housing functions of the former redevelopment agency as detailed in HSC sections 34176 and 34176.1. Previously the low and moderate income housing fund set aside (20% of tax increment revenue) was used to fund these or similar activities. The Housing Authority cannot meet its responsibilities under the law without an ongoing funding stream.

#### Demolition of Lamb's Theatre

The Lamb's Theatre building (500 Plaza Blvd., APN 556-560-39), a property owned by the Successor Agency, experienced a fire on May 23, 2015 that damaged this already deteriorating facility that was previously found too costly to bring up to code. RPTTF funding in the amount of \$240,000 is requested (Item 177) to demolish the structure to avoid possible future liabilities. The amount is an estimate based on input from a construction consultant with the addition of a contingency and City project management costs. Actual costs would be subject to a competitive bidding process.

#### Other Costs

Other costs totaling \$0.742 million include \$220,000 for the administrative cost allowance, and \$331,000 for contracted legal services for existing or anticipated litigation as well as advisory services related to the WI-TOD project or other Successor Agency matters. Also in the "other" category is approximately \$191,000 for various property maintenance obligations, environmental monitoring services, financial services related to the tax allocation bonds, and appraisal services as needed with respect to the long range property management plan.

#### Projected RPTTF Funding

Staff projects that approximately \$5.8 million will be available to meet the \$7.5 million of obligations identified in the ROPS 15-16A for RPTTF funding, resulting in a funding gap of \$1.7 million. The available RPTTF amount is comprised of a projected \$4.8 million in new RPTTF revenues (after required pass-through and administrative cost payments), and approximately \$1.0 million that remains from ROPS 14-15B (the ROPS 15-16B RPTTF prior period adjustment). Of note related to pass-through payments is the tax sharing agreement between the former RDA and the County of San Diego that states: "If the 1992 Downtown Redevelopment Plan remains in effect beyond Fiscal Year 2014-2015, beginning with Fiscal Year 2015-2016, the County shall receive its full share of all tax increment as if that Redevelopment Plan were not in effect." While it is clear that this language means a loss of RPTTF revenues for the Successor Agency beginning with ROPS 15-16B, the amount of the loss is under review by both County and City staff. The anticipated maximum loss (approximately \$3.5 million on an annual basis) was taken into account in arriving at the projected \$4.8 million in RPTTF revenues for ROPS 15-16B. Once the impact of the tax sharing agreement is resolved, staff will determine whether it will be necessary to defer some of

the ROPS items to a future ROPS, and will return to Council and the Oversight Board if additional guidance is required.

**Recognized Obligation Payment Schedule (ROPS 15-16B) - Summary**

Filed for the January 1, 2016 through June 30, 2016 Period

**Name of Successor Agency:** National City  
**Name of County:** San Diego

| <b>Current Period Requested Funding for Outstanding Debt or Obligation</b>  |  | <b>Six-Month Total</b> |
|---|--|------------------------|
| <b>Enforceable Obligations Funded with Non-Redevelopment Property Tax Trust Fund (RPTTF) Funding Sources (B+C+D):</b> |  | <b>\$ 100,000</b>      |
| B   | Bond Proceeds Funding (ROPS Detail)    | -                      |
| C   | Reserve Balance Funding (ROPS Detail)  | -                      |
| D   | Other Funding (ROPS Detail)            | 100,000                |
| <b>E Enforceable Obligations Funded with RPTTF Funding (F+G):</b>   |  | <b>\$ 7,451,034</b>    |
| F   | Non-Administrative Costs (ROPS Detail) | 7,231,034              |
| G   | Administrative Costs (ROPS Detail)     | 220,000                |
| <b>H Total Current Period Enforceable Obligations (A+E):</b>  |  | <b>\$ 7,551,034</b>    |

| <b>Successor Agency Self-Reported Prior Period Adjustment to Current Period RPTTF Requested Funding</b> |  |                     |
|---|--|---------------------|
| I   | Enforceable Obligations funded with RPTTF (E):                             | 7,451,034           |
| J   | Less Prior Period Adjustment (Report of Prior Period Adjustments Column S) | (1,027,630)         |
| <b>K Adjusted Current Period RPTTF Requested Funding (I-J)</b>  |  | <b>\$ 6,423,404</b> |

| <b>County Auditor Controller Reported Prior Period Adjustment to Current Period RPTTF Requested Funding</b> |   |                  |
|---|---|------------------|
| L   | Enforceable Obligations funded with RPTTF (E):                              | 7,451,034        |
| M   | Less Prior Period Adjustment (Report of Prior Period Adjustments Column AA) | -                |
| <b>N Adjusted Current Period RPTTF Requested Funding (L-M)</b>  |   | <b>7,451,034</b> |

Certification of Oversight Board Chairman:  
Pursuant to Section 34177 (m) of the Health and Safety code, I hereby certify that the above is a true and accurate Recognized Obligation Payment Schedule for the above named agency.

|           |       |
|-----------|-------|
| _____     |       |
| Name      | Title |
| /s/ _____ |       |
| Signature | Date  |

National City Recognized Obligation Payment Schedule (ROPS 15-16B) - ROPS Detail  
 January 1, 2016 through June 30, 2016  
 (Report Amounts in Whole Dollars)

| A      | B   | C                                  | D                                 | E                                   | F   | G  | H            | I                                    | J       | K   |                 |             |              |            | P               |
|--------|---|------------------------------------|-----------------------------------|-------------------------------------|---|--|--------------|--------------------------------------|---------|---|-----------------|-------------|--------------|------------|-----------------|
|        |   |                                    |                                   |                                     |   |  |              |                                      |         | Funding Source  |                 |             |              |            |                 |
|        |   |                                    |                                   |                                     |   |  |              |                                      |         | Non-Redevelopment Property Tax Trust Fund (Non-RPTTF) |                 |             | RPTTF        |            |                 |
| Item # | Project Name / Debt Obligation                              | Obligation Type                    | Contract/Agreement Execution Date | Contract/Agreement Termination Date | Payee   | Description/Project Scope                                      | Project Area | Total Outstanding Debt or Obligation | Retired | Bond Proceeds   | Reserve Balance | Other Funds | Non-Admin    | Admin      | Six-Month Total |
|        |   |                                    |                                   |                                     |   |  |              | \$ 205,928,053                       |         |   |                 |             | \$ 7,231,034 | \$ 220,000 | \$ 7,551,034    |
| 1      | 1999 Tax Allocation Bond                                    | Bonds Issued On or Before 12/31/10 | 6/3/1999                          | 6/1/2031                            | Bank of New York  | Bonds to fund non-housing tax-exempt projects                  | Merged       | 4,631,481                            | N       |   |                 | 100,000     | 82,838       | 220,000    | \$ 82,838       |
| 2      | 2004 Tax Allocation Bond                                    | Bonds Issued On or Before 12/31/10 | 6/30/2004                         | 8/1/2032                            | US Bank   | Bonds to fund non-housing tax-exempt projects                  | Merged       | -                                    | Y       |   |                 |             | -            |            | \$ -            |
| 3      | 2005 Tax Allocation Bond                                    | Bonds Issued On or Before 12/31/10 | 1/25/2005                         | 8/1/2032                            | US Bank   | Bonds to fund non-housing tax-exempt projects                  | Merged       | 13,228,785                           | N       |   |                 |             | 222,346      |            | \$ 222,346      |
| 4      | 2011 Tax Allocation Bond                                    | Bonds Issued After 12/31/10        | 3/3/2011                          | 8/1/2032                            | US Bank   | Bonds to fund WI-TOD and other non-housing tax-exempt projects | Merged       | 66,665,425                           | N       |   |                 |             | 1,257,850    |            | \$ 1,257,850    |
| 5      | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 6/21/2011                         | 12/31/2014                          | Paradise Creek Housing Partners                         | Pre-development loan   | Merged       | -                                    | N       |   |                 |             |              |            | \$ -            |
| 6      | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 6/21/2011                         | 12/31/2014                          | Paradise Creek Housing Partners                         | Phase I Agency Loan/local support                              | Merged       | -                                    | N       |   |                 |             |              |            | \$ -            |
| 7      | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 6/21/2011                         | 12/31/2014                          | Paradise Creek Housing Partners                         | Phase I Agency Loan/local support                              | Merged       | -                                    | N       |   |                 |             |              |            | \$ -            |
| 8      | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 6/21/2011                         | 12/31/2015                          | Paradise Creek Housing Partners                         | Phase II   | Merged       | -                                    | N       |   |                 |             |              |            | \$ -            |
| 9      | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 2/15/2011                         | 6/30/2020                           | City of National City/Kimley-Horn & Associates          | Public Works Relocation - Design / Engineering                 | Merged       | -                                    | N       |   |                 |             |              |            | \$ -            |
| 10     | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 2/15/2011                         | 6/30/2020                           | City of National City/Property Owner                    | Purchase/Lease Replacement Yard                                | Merged       |                                      | N       |   |                 |             |              |            | \$ -            |
| 11     | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 2/15/2011                         | 6/30/2020                           | City of National City                                   | Building/Relocation Costs                                      | Merged       |                                      | N       |   |                 |             |              |            | \$ -            |
| 12     | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 2/15/2011                         | 6/30/2020                           | City of National City/E2 ManageTech                     | Remediation Planning   | Merged       | 100,000                              | N       |   |                 | 50,000      | 50,000       |            | \$ 100,000      |
| 13     | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 2/15/2011                         | 6/30/2020                           | City of National City/DTSC                              | Environmental Oversight  | Merged       | 100,000                              | N       |   |                 | 50,000      | 50,000       |            | \$ 100,000      |
| 14     | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 2/15/2011                         | 6/30/2020                           | City of National City/Contractor                        | Environmental Clean-Up   | Merged       | -                                    | N       |   |                 |             |              |            | \$ -            |
| 15     | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 2/15/2011                         | 6/30/2020                           | City of National City/Contractor                        | Site Demolition / Grading                                      | Merged       | -                                    | N       |   |                 |             |              |            | \$ -            |
| 16     | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 2/15/2011                         | 6/30/2020                           | City of National City/Project Professionals Corporation | Construction Management & Inspections                          | Merged       | -                                    | N       |   |                 |             |              |            | \$ -            |
| 17     | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 2/15/2011                         | 6/30/2020                           | City of National City/Opper & Varco                     | Environmental Outside Counsel                                  | Merged       | -                                    | N       |   |                 |             |              |            | \$ -            |
| 18     | WI-TOD (DDA/Co-Op/Bond Docs/Other Grants)                   | OPA/DDA/Construction               | 2/15/2011                         | 6/30/2020                           | City of National City                                   | Project Management & Administration                            | Merged       | -                                    | N       |   |                 |             |              |            | \$ -            |
| 19     | SR54 and National City Blvd Infrastructure Improvements     | Improvement/Infrastructure         | 3/3/2011                          | 8/1/2032                            | City of National City/Contractor                        | Construction   | Merged       | 2,500,000                            | N       |   |                 |             |              |            | \$ -            |
| 20     | 8th St Smart Growth Revitalization (Co-Op/Bond Docs/Grants) | Professional Services              | 3/3/2011                          | 8/1/2032                            | City of National City/Harris & Associates               | Design / Engineering   | Merged       | 308,360                              | N       |   |                 |             |              |            | \$ -            |
| 22     | 8th St Smart Growth Revitalization (Co-Op/Bond Docs/Grants) | Professional Services              | 3/3/2011                          | 8/1/2032                            | City of National City/Project Professionals Corporation | Phase II - Construction Management & Inspections               | Merged       |                                      | N       |   |                 |             |              |            | \$ -            |
| 23     | 8th St Smart Growth Revitalization (Co-Op/Bond Docs/Grants) | Improvement/Infrastructure         | 3/3/2011                          | 8/1/2032                            | City of National City/Contractor                        | Phase II - Construction  | Merged       | 1,800,000                            | N       |   |                 |             |              |            | \$ -            |
| 24     | 8th St Smart Growth Revitalization (Co-Op/Bond Docs/Grants) | Professional Services              | 3/3/2011                          | 8/1/2032                            | City of National City/URS                               | Program Management   | Merged       |                                      | N       |   |                 |             |              |            | \$ -            |
| 25     | 8th St Smart Growth Revitalization (Co-Op/Bond Docs/Grants) | Project Management Costs           | 3/3/2011                          | 8/1/2032                            | City of National City                                   | Project Management & Administration                            | Merged       | 300,000                              | N       |   |                 |             |              |            | \$ -            |
| 26     | 8th St Safety Enhancements (Co-Op/Bond Docs/Grants)         | Professional Services              | 3/3/2011                          | 8/1/2032                            | City of National City/RBF Consultants                   | Design / Engineering   | Merged       | 65,000                               | N       |   |                 |             |              |            | \$ -            |
| 27     | 8th St Safety Enhancements (Co-Op/Bond Docs/Grants)         | Professional Services              | 3/3/2011                          | 8/1/2032                            | City of National City/Bureau Veritas North America      | Construction Management & Inspections                          | Merged       |                                      | N       |   |                 |             |              |            | \$ -            |
| 28     | 8th St Safety Enhancements (Co-Op/Bond Docs/Grants)         | Improvement/Infrastructure         | 3/3/2011                          | 8/1/2032                            | City of National City/Contractor                        | Construction   | Merged       |                                      | N       |   |                 |             |              |            | \$ -            |



National City Recognized Obligation Payment Schedule (ROPS 15-16B) - ROPS Detail  
 January 1, 2016 through June 30, 2016  
 (Report Amounts in Whole Dollars)

| A      | B   | C                          | D                                 | E                                   | F   | G                                     | H            | I                                    | J       | K   | L               | M           | N         | O     | P               |
|--------|---|----------------------------|-----------------------------------|-------------------------------------|---|---------------------------------------|--------------|--------------------------------------|---------|---|-----------------|-------------|-----------|-------|-----------------|
| Item # | Project Name / Debt Obligation  | Obligation Type            | Contract/Agreement Execution Date | Contract/Agreement Termination Date | Payee   | Description/Project Scope             | Project Area | Total Outstanding Debt or Obligation | Retired | Funding Source  |                 |             |           |       | Six-Month Total |
|        |   |                            |                                   |                                     |   |                                       |              |                                      |         | Non-Redevelopment Property Tax Trust Fund (Non-RPTTF) |                 |             | RPTTF     |       |                 |
|        |   |                            |                                   |                                     |   |                                       |              |                                      |         | Bond Proceeds   | Reserve Balance | Other Funds | Non-Admin | Admin |                 |
| 29     | 8th St Safety Enhancements (Co-Op/Bond Docs/Grants)                             | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/URS                               | Program Management                    | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 30     | 8th St Safety Enhancements (Co-Op/Bond Docs/Grants)                             | Project Management Costs   | 3/3/2011                          | 8/1/2032                            | City of National City                                   | Project Management & Administration   | Merged       | 50,000                               | N       |   |                 |             |           |       | \$ -            |
| 31     | Highland Ave Safety Enhancements (Co-Op/Bond Docs/Grants)                       | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/Harris & Associates               | Design / Engineering                  | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 32     | Highland Ave Safety Enhancements (Co-Op/Bond Docs/Grants)                       | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/Consultant                        | Construction Management & Inspections | Merged       | 300,000                              | N       |   |                 |             |           |       | \$ -            |
| 33     | Highland Ave Safety Enhancements (Co-Op/Bond Docs/Grants)                       | Improvement/Infrastructure | 3/3/2011                          | 8/1/2032                            | City of National City/Contractor                        | Construction                          | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 34     | Highland Ave Safety Enhancements (Co-Op/Bond Docs/Grants)                       | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/URS                               | Program Management                    | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 35     | Highland Ave Safety Enhancements (Co-Op/Bond Docs/Grants)                       | Project Management Costs   | 3/3/2011                          | 8/1/2032                            | City of National City                                   | Project Management & Administration   | Merged       | 200,000                              | N       |   |                 |             |           |       | \$ -            |
| 36     | D Ave Community Corridor / Roundabout (Co-Op/Bond Docs/Grants)                  | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/Kimley-Horn & Associates          | Design / Engineering                  | Merged       | 36,000                               | N       |   |                 |             |           |       | \$ -            |
| 37     | D Ave Community Corridor / Roundabout (Co-Op/Bond Docs/Grants)                  | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/Project Professionals Corporation | Construction Management & Inspections | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 38     | D Ave Community Corridor / Roundabout (Co-Op/Bond Docs/Grants)                  | Improvement/Infrastructure | 3/3/2011                          | 8/1/2032                            | City of National City/Contractor                        | Construction                          | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 39     | D Ave Community Corridor / Roundabout (Co-Op/Bond Docs/Grants)                  | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/URS                               | Program Management                    | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 40     | D Ave Community Corridor / Roundabout (Co-Op/Bond Docs/Grants)                  | Project Management Costs   | 3/3/2011                          | 8/1/2032                            | City of National City                                   | Project Management & Administration   | Merged       | 50,000                               | N       |   |                 |             |           |       | \$ -            |
| 41     | Coolidge Ave Community Corridor (Co-Op/Bond Docs/Grants)                        | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/Kimley-Horn & Associates          | Design / Engineering                  | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 42     | Coolidge Ave Community Corridor (Co-Op/Bond Docs/Grants)                        | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/Project Professionals Corporation | Construction Management & Inspections | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 43     | Coolidge Ave Community Corridor (Co-Op/Bond Docs/Grants/Construction Agreement) | Improvement/Infrastructure | 8/14/2012                         | 8/1/2032                            | City of National City/Contractor                        | Construction                          | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 44     | Coolidge Ave Community Corridor (Co-Op/Bond Docs/Grants)                        | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/URS                               | Program Management                    | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 45     | Coolidge Ave Community Corridor (Co-Op/Bond Docs/Grants)                        | Project Management Costs   | 3/3/2011                          | 8/1/2032                            | City of National City                                   | Project Management & Administration   | Merged       | 100,000                              | N       |   |                 |             |           |       | \$ -            |
| 47     | 4th St Community Corridor (Co-Op/Bond Docs/Grants)                              | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/Harris & Associates               | Construction Management & Inspections | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 48     | 4th St Community Corridor (Co-Op/Bond Docs/Grants)                              | Improvement/Infrastructure | 3/3/2011                          | 8/1/2032                            | City of National City/Contractor                        | Construction                          | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 49     | 4th St Community Corridor (Co-Op/Bond Docs/Grants)                              | Project Management Costs   | 3/3/2011                          | 8/1/2032                            | City of National City                                   | Project Management & Administration   | Merged       | 100,000                              | N       |   |                 |             |           |       | \$ -            |
| 51     | Las Palmas Park Improvements (Co-Op/Bond Docs)                                  | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/Kimley-Horn & Associates          | Design / Engineering                  | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 52     | Las Palmas Park Improvements (Co-Op/Bond Docs)                                  | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/Project Professionals Corporation | Construction Management & Inspections | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 53     | Las Palmas Park Improvements (Co-Op/Bond Docs)                                  | Improvement/Infrastructure | 3/3/2011                          | 8/1/2032                            | City of National City/Contractor                        | Construction                          | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 54     | Las Palmas Park Improvements (Co-Op/Bond Docs)                                  | Professional Services      | 3/3/2011                          | 8/1/2032                            | City of National City/URS                               | Program Management                    | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 55     | Las Palmas Park Improvements (Co-Op/Bond Docs)                                  | Project Management Costs   | 3/3/2011                          | 8/1/2032                            | City of National City                                   | Project Management & Administration   | Merged       | 500,000                              | N       |   |                 |             |           |       | \$ -            |
| 57     | YMCA Pledge Agreement/Challenge Grant - Las Palmas Park Improvements            | Improvement/Infrastructure | 8/14/2012                         | 8/1/2032                            | South Bay YMCA  | Pledge/Grant                          | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |

National City Recognized Obligation Payment Schedule (ROPS 15-16B) - ROPS Detail  
 January 1, 2016 through June 30, 2016  
 (Report Amounts in Whole Dollars)

| A      | B   | C                                      | D                                 | E                                   | F   | G   | H            | I                                    | J       | K   |                 |             |           |         | P               |
|--------|---|--|-----------------------------------|-------------------------------------|---|---|--------------|--------------------------------------|---------|---|-----------------|-------------|-----------|---------|-----------------|
|        |   |  |                                   |                                     |   |   |              |                                      |         | Funding Source  |                 |             |           |         |                 |
|        |   |  |                                   |                                     |   |   |              |                                      |         | Non-Redevelopment Property Tax Trust Fund (Non-RPTTF) |                 |             | RPTTF     |         |                 |
| Item # | Project Name / Debt Obligation                    | Obligation Type                        | Contract/Agreement Execution Date | Contract/Agreement Termination Date | Payee   | Description/Project Scope   | Project Area | Total Outstanding Debt or Obligation | Retired | Bond Proceeds   | Reserve Balance | Other Funds | Non-Admin | Admin   | Six-Month Total |
| 58     | Kimball Park Improvements (Co-Op/Bond Docs)       | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/Kimley-Horn & Associates          | Design / Engineering  | Merged       |                                      | N       |   |                 |             |           |         | \$ -            |
| 59     | Kimball Park Improvements (Co-Op/Bond Docs)       | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/Project Professionals Corporation | Construction Management & Inspections                                     | Merged       |                                      | N       |   |                 |             |           |         | \$ -            |
| 60     | Kimball Park Improvements (Co-Op/Bond Docs)       | Improvement/Infrastructure             | 3/3/2011                          | 8/1/2032                            | City of National City/Contractor                        | Construction  | Merged       |                                      | N       |   |                 |             |           |         | \$ -            |
| 61     | Kimball Park Improvements (Co-Op/Bond Docs)       | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/URS                               | Program Management  | Merged       |                                      | N       |   |                 |             |           |         | \$ -            |
| 62     | Kimball Park Improvements (Co-Op/Bond Docs)       | Project Management Costs               | 3/3/2011                          | 8/1/2032                            | City of National City                                   | Project Management & Administration                                       | Merged       | 120,000                              | N       |   |                 |             |           |         | \$ -            |
| 63     | Aquatic Center (Co-Op/Bond Docs)                  | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/Safdie Rabines Architects         | Architectural Services  | Merged       |                                      | N       |   |                 |             |           |         | \$ -            |
| 64     | Aquatic Center (Co-Op/Bond Docs)                  | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/Project Professionals Corp        | Construction Management   | Merged       | 3,300,000                            | N       |   |                 |             |           |         | \$ -            |
| 65     | Aquatic Center (Co-Op/Bond Docs)                  | Improvement/Infrastructure             | 3/3/2011                          | 8/1/2032                            | City of National City/Contractor                        | Construction  | Merged       |                                      | N       |   |                 |             |           |         | \$ -            |
| 66     | Aquatic Center (Co-Op/Bond Docs)                  | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/URS                               | Program Management  | Merged       |                                      | N       |   |                 |             |           |         | \$ -            |
| 67     | Aquatic Center (Co-Op/Bond Docs)                  | Project Management Costs               | 3/3/2011                          | 8/1/2032                            | City of National City                                   | Project Management & Administration                                       | Merged       | 100,000                              | N       |   |                 |             |           |         | \$ -            |
| 68     | Granger Hall and Property (Co-Op)                 | OPA/DDA/Construction                   | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 1,200,000                            | N       |   |                 |             |           |         | \$ -            |
| 69     | Street Resurfacing (Co-op)                        | Improvement/Infrastructure             | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 6,500,000                            | N       |   |                 |             |           |         | \$ -            |
| 70     | Concrete Improvements (Co-Op)                     | Improvement/Infrastructure             | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 1,400,000                            | N       |   |                 |             |           |         | \$ -            |
| 71     | Traffic Signal Timing (Co-Op)                     | Improvement/Infrastructure             | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 150,000                              | N       |   |                 |             |           |         | \$ -            |
| 72     | Plaza Blvd Widening (Co-Op)                       | Improvement/Infrastructure             | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 4,709,300                            | N       |   |                 |             |           |         | \$ -            |
| 73     | Traffic Monitoring (Co-Op)                        | Improvement/Infrastructure             | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 150,000                              | N       |   |                 |             |           |         | \$ -            |
| 74     | Drainage Improvements (Co-Op)                     | Improvement/Infrastructure             | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 2,200,000                            | N       |   |                 |             |           |         | \$ -            |
| 75     | Senior Village (Co-Op)                            | OPA/DDA/Construction                   | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 13,000,000                           | N       |   |                 |             |           |         | \$ -            |
| 76     | Pacific Steel (Co-Op)                             | Improvement/Infrastructure             | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 60,000                               | N       |   |                 |             |           |         | \$ -            |
| 77     | Kimball Way Creek Improvements (Co-Op)            | Improvement/Infrastructure             | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 100,000                              | N       |   |                 |             |           |         | \$ -            |
| 78     | B-1 Site Development (Co-Op)                      | Improvement/Infrastructure             | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 200,000                              | N       |   |                 |             |           |         | \$ -            |
| 79     | Storefront Renovation Program (Co-Op)             | OPA/DDA/Construction                   | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 250,000                              | N       |   |                 |             |           |         | \$ -            |
| 80     | Paradise Creek Enhancement (Co-Op)                | Improvement/Infrastructure             | 2/15/2011                         | 6/30/2016                           | City of National City                                   | Design, Construction, Project Management, & Administration                | Merged       | 2,300,000                            | N       |   |                 |             |           |         | \$ -            |
| 81     | RHNA, Housing Element, and other housing mandates | OPA/DDA/Construction                   | 1/1/1992                          | 6/30/2021                           | CDC-Housing Authority                                   | State Mandates/Goals for Housing  | Merged       | 71,192,024                           | N       |   |                 |             |           |         | \$ -            |
| 85     | Loan Agreement with JPFA                          | Bonds Issued On or Before 12/31/10     | 4/16/1991                         | 10/1/2017                           | Bank of America   | Loan for construction of police station                                   | Merged       |                                      | N       |   |                 |             |           |         | \$ -            |
| 86     | Loan from Sewer Fund                              | City/County Loans On or Before 6/27/11 | 6/22/2010                         | 6/30/2013                           | Sewer Fund  | Loan repayment pursuant to HSC section 34191.4 (b) for street resurfacing | Merged       | 271,678                              | N       |   |                 |             |           |         | \$ -            |
| 87     | Personnel and Admin Costs                         | Admin Costs                            | 7/1/2015                          | 12/31/2015                          | City of National City                                   | Personnel and other support services for SA                               | Merged       | 220,000                              | N       |   |                 |             |           | 220,000 | \$ 220,000      |

National City Recognized Obligation Payment Schedule (ROPS 15-16B) - ROPS Detail  
 January 1, 2016 through June 30, 2016  
 (Report Amounts in Whole Dollars)

| A      | B   | C                          | D                                 | E                                   | F  | G  | H            | I                                    | J       | K   |                 |             |           |       | P               |
|--------|---|----------------------------|-----------------------------------|-------------------------------------|--|--|--------------|--------------------------------------|---------|---|-----------------|-------------|-----------|-------|-----------------|
|        |   |                            |                                   |                                     |  |  |              |                                      |         | Funding Source  |                 |             |           |       |                 |
|        |   |                            |                                   |                                     |  |  |              |                                      |         | Non-Redevelopment Property Tax Trust Fund (Non-RPTTF) |                 |             | RPTTF     |       |                 |
| Item # | Project Name / Debt Obligation                                | Obligation Type            | Contract/Agreement Execution Date | Contract/Agreement Termination Date | Payee  | Description/Project Scope  | Project Area | Total Outstanding Debt or Obligation | Retired | Bond Proceeds   | Reserve Balance | Other Funds | Non-Admin | Admin | Six-Month Total |
| 94     | Las Palmas Park Improvements (Co-Op/Bond Docs/Purchase Order) | Improvement/Infrastructure | 8/14/2012                         | 8/1/2032                            | Contractor - ROMTEC                                    | Construction   | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 95     | Kimball Park Improvements (Co-Op/Bond Docs/Purchase Order)    | Improvement/Infrastructure | 8/14/2012                         | 8/1/2032                            | Contractor - ROMTEC                                    | Construction   | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 99     | CYAC vs CDC - Amount on Appeal                                | Litigation                 | 4/20/2011                         | 6/30/2016                           | CYAC/Leif  | Judgment for Legal Fees (Appealed)   | Merged       |                                      | N       |   |                 |             |           |       | \$ -            |
| 101    | General Property Management                                   | Property Maintenance       | 2/15/2011                         | 5/16/2036                           | City of National City                                  | Ongoing management of CDC assets   | Merged       | 400,000                              | N       |   |                 |             | 40,000    |       | \$ 40,000       |
| 102    | Kimball House Maintenance Agreement                           | Property Maintenance       | 8/19/2008                         | 8/19/2023                           | National City Historical Society & County of San Diego | Annual payment per lease agreement, possessory interest tax, or repairs per agreement  | Merged       | 440,000                              | N       |   |                 |             | 5,000     |       | \$ 5,000        |
| 103    | Trash Service for CDC properties                              | Property Maintenance       | 1/1/2015                          | 6/30/2015                           | EDCO   | Trash hauling all RDA owned properties   | Merged       | -                                    | Y       |   |                 |             | -         |       | \$ -            |
| 104    | Landscape Services for CDC Properties                         | Property Maintenance       | 3/21/2011                         | 6/30/2016                           | NBS  | Landscape Services   | Merged       | 5,000                                | N       |   |                 |             | 5,000     |       | \$ 5,000        |
| 105    | Power for Temporary Aquatic Center                            | Property Maintenance       | 7/1/2013                          | 6/30/2016                           | Power Plus   | Rental of temporary power poles  | Merged       | 18,000                               | N       |   |                 |             | 3,000     |       | \$ 3,000        |
| 106    | Power for CDC properties                                      | Property Maintenance       | 7/1/2015                          | 6/30/2016                           | SDG&E  | Electricity & gas for RDA properties   | Merged       | 3,000                                | N       |   |                 |             | 3,000     |       | \$ 3,000        |
| 107    | Security Contract for Old Library                             | Property Maintenance       | 1/1/2014                          | 6/30/2016                           | Stanley Sonitrol                                       | Fire alarm monitoring  | Merged       | -                                    | N       |   |                 |             | -         |       | \$ -            |
| 108    | Water Service for CDC properties                              | Property Maintenance       | 1/1/2015                          | 6/30/2016                           | Sweetwater Authority                                   | Water including irrigation RDA properties  | Merged       | 4,000                                | N       |   |                 |             | 4,000     |       | \$ 4,000        |
| 109    | Security Fence for Palm Plaza                                 | Property Dispositions      | 7/1/2013                          | 6/30/2016                           | National Construction Rental                           | Temporary fencing of RDA site  | Merged       | 1,000                                | N       |   |                 |             | 1,000     |       | \$ 1,000        |
| 110    | Environmental Monitoring for CDC Properties                   | Property Maintenance       | 7/1/2013                          | 6/30/2016                           | County of San Diego                                    | Environmental Oversight Remediation and Testing for Education Village, ACE, 2501 Cleveland, 835 Bay Marina Drive and other SA properties as necessary      | Merged       | 30,000                               | N       |   |                 |             | 10,000    |       | \$ 10,000       |
| 111    | Environmental Monitoring for CDC Properties                   | Property Maintenance       | 7/1/2011                          | 10/6/2017                           | GeoSyntec Consultants                                  | Environmental Oversight Remediation and Testing for Education Village, ACE, 2501 Cleveland, 835 Bay Marina Drive and other SA properties as necessary      | Merged       | 285,000                              | N       |   |                 |             | 50,000    |       | \$ 50,000       |
| 123    | Agency Admin Expenses   | Property Dispositions      | 7/30/2010                         | 6/30/2012                           | Keagy  | Real Estate Appraisal Services   | Merged       | -                                    | N       |   |                 |             |           |       | \$ -            |
| 124    | Agency Admin Expenses   | Property Dispositions      | 7/30/2010                         | 6/30/2012                           | PGP  | Real Estate Appraisal Services   | Merged       | -                                    | N       |   |                 |             |           |       | \$ -            |
| 125    | Agency Admin Expenses   | Property Dispositions      | 7/30/2010                         | 6/30/2012                           | Ken Carpenter  | Real Estate Appraisal Services   | Merged       | -                                    | N       |   |                 |             |           |       | \$ -            |
| 128    | Contract for Financial Analysis                               | Fees                       | 7/1/2010                          | 6/30/2016                           | Urban Futures  | Financial and bond adviser/annual disclosure   | Merged       | 15,000                               | N       |   |                 |             | 10,000    |       | \$ 10,000       |
| 130    | Contract for Environmental Services                           | Property Maintenance       | 7/1/2011                          | 10/6/2017                           | GeoSyntec Consultants                                  | PSI Environmental Investigation  | Merged       | -                                    | N       |   |                 |             |           |       | \$ -            |
| 144    | Contract for Legal Services                                   | Legal                      | 2/1/2011                          | 6/30/2016                           | Kane, Ballmer, & Berkman                               | Legal support for state actions on Redevelopment/Litigation support for protecting legal interests, e.g., Affordable Housing Coalition v. Sandoval, et al. | Merged       | 31,000                               | N       |   |                 |             | 31,000    |       | \$ 31,000       |
| 146    | Contract for Legal Services                                   | Legal                      | 10/3/2011                         | 6/30/2017                           | Opper & Varco, LLP                                     | Litigation for Education Village/Legal support re: environmental compliance with DTSC, DEH, etc. for SA properties or responsibilities                     | Merged       | 75,000                               | N       |   |                 |             | 75,000    |       | \$ 75,000       |

National City Recognized Obligation Payment Schedule (ROPS 15-16B) - ROPS Detail  
January 1, 2016 through June 30, 2016  
(Report Amounts in Whole Dollars)

| A      | B   | C                                      | D                                 | E                                   | F   | G  | H            | I                                    | J       | K   |                 |             |           | L     | M               | N         | O | P |
|--------|---|--|-----------------------------------|-------------------------------------|---|--|--------------|--------------------------------------|---------|---|-----------------|-------------|-----------|-------|-----------------|-----------|---|---|
|        |   |  |                                   |                                     |   |  |              |                                      |         | Funding Source  |                 |             |           |       |                 |           |   |   |
|        |   |  |                                   |                                     |   |  |              |                                      |         | Non-Redevelopment Property Tax Trust Fund (Non-RPTTF) |                 | RPTTF       |           |       |                 |           |   |   |
| Item # | Project Name / Debt Obligation  | Obligation Type                        | Contract/Agreement Execution Date | Contract/Agreement Termination Date | Payee   | Description/Project Scope  | Project Area | Total Outstanding Debt or Obligation | Retired | Bond Proceeds   | Reserve Balance | Other Funds | Non-Admin | Admin | Six-Month Total |           |   |   |
| 147    | Contract for Legal Services   | Legal                                  | 1/22/2008                         | 12/6/2017                           | Christensen & Spath, LLP  | Litigation for ARE Holdings/Litigation for Morgan Square, Inc./Legal Services for Westside Infill Transit Oriented Development Housing Project | Merged       | 125,000                              | N       |   |                 |             | 125,000   |       | \$              | 125,000   |   |   |
| 148    | Contract for Legal Services   | Legal                                  | 11/9/2010                         | 6/30/2016                           | Best Best & Krieger, LLP  | Litigation CYAC  | Merged       | 10,000                               | N       |   |                 |             | 10,000    |       | \$              | 10,000    |   |   |
| 150    | Contract for Legal Services   | Legal                                  | 11/21/2011                        | 6/30/2016                           | Mazzarella Lorenzana  | Minimize CYAC Liability-Indemnity Claim  | Merged       | 132,000                              | N       |   |                 |             | 40,000    |       | \$              | 40,000    |   |   |
| 151    | Contract for Professional Services  | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/Project Professionals Corporation             | Design / Engineering   | Merged       | -                                    | N       |   |                 |             |           |       | \$              | -         |   |   |
| 152    | Contract for Professional Services  | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/Kimley-Horn & Associates                      | Design / Engineering   | Merged       | -                                    | N       |   |                 |             |           |       | \$              | -         |   |   |
| 153    | Contract for Professional Services  | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/Harris & Associates                           | Design / Engineering   | Merged       | -                                    | N       |   |                 |             |           |       | \$              | -         |   |   |
| 154    | Contract for Professional Services  | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/Bureau Veritas North America                  | Design / Engineering   | Merged       | -                                    | N       |   |                 |             |           |       | \$              | -         |   |   |
| 155    | Contract for Professional Services  | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/D-MAX Engineering                             | Engineering / Stormwater Compliance  | Merged       | -                                    | N       |   |                 |             |           |       | \$              | -         |   |   |
| 156    | Contract for Professional Services  | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/Southern California Soils & Materials Testing | Soils & Materials Testing  | Merged       | -                                    | N       |   |                 |             |           |       | \$              | -         |   |   |
| 157    | Contract for Professional Services  | Professional Services                  | 3/3/2011                          | 8/1/2032                            | City of National City/Ninyo & Moore                                 | Soils & Materials Testing  | Merged       | -                                    | N       |   |                 |             |           |       | \$              | -         |   |   |
| 161    | Bonds   | Fees                                   | 7/1/2015                          | 6/30/2016                           | Deutsche Bank/US Bank   | Fiscal Agent Fees  | Merged       | 150,000                              | N       |   |                 |             | 5,000     |       | \$              | 5,000     |   |   |
| 162    | Bonds   | Fees                                   | 7/1/2015                          | 6/30/2016                           | Bank of New York  | Fiscal Agent Fees  | Merged       | 150,000                              | N       |   |                 |             | 5,000     |       | \$              | 5,000     |   |   |
| 164    | Loan from Sewer Fund (see line 86)  | City/County Loans On or Before 6/27/11 | 6/22/2010                         | 6/30/2013                           | City of National City - Sewer Enterprise Fund                       | Loan for street resurfacing  | Merged       |                                      | N       |   |                 |             |           |       | \$              | -         |   |   |
| 165    | Coolidge Ave (see line 43)  | Improvement/Infrastructure             | 8/14/2012                         | 8/1/2032                            | see line 43   | Construction (see line 43)   | Merged       |                                      | N       |   |                 |             |           |       | \$              | -         |   |   |
| 167    | Contract for Legal Services   | Legal                                  | 12/15/2012                        | 6/30/2016                           | Meyers Nave Hoffman Riback Silver & Wilson                          | Protect assets and obligations of Successor Agency   | Merged       | 50,000                               | N       |   |                 |             | 50,000    |       | \$              | 50,000    |   |   |
| 170    | Housing Entity Administrative Cost Allowance  | Housing Entity Admin Cost              | 7/1/2014                          | 7/1/2018                            | National City Community Development Commission - Housing Authority  | Administrative cost allowance for Housing Authority per AB 471   |              | 750,000                              | N       |   |                 |             | 300,000   |       | \$              | 300,000   |   |   |
| 171    | Reserve for Aug 2015 Bond Payments  | Reserves                               | 1/1/2015                          | 6/30/2015                           | Successor Agency  | Reserve needed to make principal and interest payments due in Aug 2015   | Merged       | -                                    | N       |   |                 |             |           |       | \$              | -         |   |   |
| 172    | Property Appraisals   | Property Dispositions                  | 7/1/2015                          | 12/31/2015                          | To be Determined  | Property appraisals as needed pursuant to the Long Range Property Management Plan  | Merged       | 50,000                               | N       |   |                 |             | 50,000    |       | \$              | 50,000    |   |   |
| 173    | Call outstanding 2004 Tax Allocation Bonds  | Bonds Issued On or Before 12/31/10     | 7/1/2015                          | 12/31/2015                          | US Bank   | Pay off the outstanding principal balance of the 2004 bonds  | Merged       | -                                    | Y       |   |                 |             |           |       | \$              | -         |   |   |
| 174    | Unforseen SA remediation cost obligation - cost incurred to date                      | OPA/DDA/Construction                   | 6/21/2011                         | 6/30/2016                           | Paradise Creek Housing Partners                                     | Remediate unanticipated soil conditions on the WI-TOD site   | Merged       | -                                    | N       |   |                 |             |           |       | \$              | -         |   |   |
| 175    | Unforseen SA remediation cost obligation - estimated additional costs Phase I WI-TOD  | OPA/DDA/Construction                   | 6/21/2011                         | 6/30/2016                           | Paradise Creek Housing Partners                                     | Remediate unanticipated soil conditions on the WI-TOD site as required by the DDA  | Merged       | 1,716,000                            | N       |   |                 |             | 1,716,000 |       | \$              | 1,716,000 |   |   |
| 176    | Unforseen SA remediation cost obligation - estimated additional costs Phase II WI-TOD | OPA/DDA/Construction                   | 6/21/2011                         | 6/30/2016                           | Paradise Creek Housing Partners                                     | Remediate unanticipated soil conditions on the WI-TOD site as required by the DDA  | Merged       | 2,790,000                            | N       |   |                 |             | 2,790,000 |       | \$              | 2,790,000 |   |   |
| 177    | Demolish fire-damaged building  | Property Maintenance                   | 1/1/2016                          | 6/30/2016                           | To be Determined  | Demolish the SA owned Lamb's Theatre building to avoid future potential liabilities.   | Merged       | 240,000                              | N       |   |                 |             | 240,000   |       | \$              | 240,000   |   |   |
| 178    |   |  |                                   |                                     |   |  |              |                                      | N       |   |                 |             |           |       | \$              | -         |   |   |
| 179    |   |  |                                   |                                     |   |  |              |                                      | N       |   |                 |             |           |       | \$              | -         |   |   |
| 180    |   |  |                                   |                                     |   |  |              |                                      | N       |   |                 |             |           |       | \$              | -         |   |   |

**National City Recognized Obligation Payment Schedule (ROPS 15-16B) - Report of Cash Balances  
(Report Amounts in Whole Dollars)**

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

| A   | B  | C  | D                                    | E  | F  | G                                  | H                         | I  |  |
|---|--|--|--------------------------------------|--|--|------------------------------------|---------------------------|--|--|
|   |  | <b>Fund Sources</b>                      |                                      |  |  |                                    |                           |  |  |
|   |  | <b>Bond Proceeds</b>                     |                                      | <b>Reserve Balance</b>   |  | <b>Other</b>                       | <b>RPTTF</b>              |  |  |
|   | <b>Cash Balance Information by ROPS Period</b>   | Bonds Issued on<br>or before<br>12/31/10 | Bonds Issued on<br>or after 01/01/11 | Prior ROPS<br>period balances<br>and DDR RPTTF<br>balances<br>retained | Prior ROPS<br>RPTTF<br>distributed as<br>reserve for future<br>period(s) | Rent,<br>Grants,<br>Interest, Etc. | Non-Admin<br>and<br>Admin | <b>Comments</b>  |  |
| <b>ROPS 14-15B Actuals (01/01/15 - 06/30/15)</b>  |  |  |                                      |  |  |                                    |                           |  |  |
| 1   | <b>Beginning Available Cash Balance (Actual 01/01/15)</b>  | 2,555,291                                | 20,095,732                           |  |  | 97,604                             | 2,619,772                 |  |  |
| 2   | <b>Revenue/Income (Actual 06/30/15)</b><br>RPTTF amounts should tie to the ROPS 14-15B distribution from the County Auditor-Controller during January 2015                                       | 65                                       | 51,990                               |  |  | 79,936                             | 4,802,887                 |  |  |
| 3   | <b>Expenditures for ROPS 14-15B Enforceable Obligations (Actual 06/30/15)</b><br>RPTTF amounts, H3 plus H4 should equal total reported actual expenditures in the Report of PPA, Columns L and Q |  |                                      |  |  | 13,437                             | 2,091,556                 |  |  |
| 4   | <b>Retention of Available Cash Balance (Actual 06/30/15)</b><br>RPTTF amount retained should only include the amounts distributed as reserve for future period(s)                                | 2,555,356                                | 4,220,955                            |  |  |                                    | 2,000,000                 | C4 and D4 are bond reserves w/fiscal agent             |  |
| 5   | <b>ROPS 14-15B RPTTF Prior Period Adjustment</b><br>RPTTF amount should tie to the self-reported ROPS 14-15B PPA in the Report of PPA, Column S  | No entry required                        |                                      |  |  |                                    |                           | 1,027,630  |  |
| 6   | <b>Ending Actual Available Cash Balance</b><br>C to G = (1 + 2 - 3 - 4), H = (1 + 2 - 3 - 4 - 5)   | \$ -                                     | \$ 15,926,767                        | \$ -   | \$ -   | \$ 164,103                         | \$ 2,303,473              |  |  |
| <b>ROPS 15-16A Estimate (07/01/15 - 12/31/15)</b> |  |  |                                      |  |  |                                    |                           |  |  |
| 7   | <b>Beginning Available Cash Balance (Actual 07/01/15)</b><br>(C, D, E, G = 4 + 6, F = H4 + F4 + F6, and H = 5 + 6)   | \$ 2,555,356                             | \$ 20,147,722                        | \$ -   | \$ 2,000,000   | \$ 164,103                         | \$ 3,331,103              |  |  |
| 8   | <b>Revenue/Income (Estimate 12/31/15)</b><br>RPTTF amounts should tie to the ROPS 15-16A distribution from the County Auditor-Controller during June 2015  |  |                                      |  |  | 50,000                             | 7,902,594                 | RPTTF distributed was \$1,167,966 less than authorized |  |
| 9   | <b>Expenditures for ROPS 15-16A Enforceable Obligations (Estimate 12/31/15)</b>  |  | 14,909,000                           |  | 2,000,000  | 50,000                             | 10,206,067                |  |  |
| 10  | <b>Retention of Available Cash Balance (Estimate 12/31/15)</b><br>RPTTF amount retained should only include the amounts distributed as reserve for future period(s)                              |  |                                      |  |  |                                    |                           |  |  |
| 11  | <b>Ending Estimated Available Cash Balance (7 + 8 - 9 - 10)</b>  | \$ 2,555,356                             | \$ 5,238,722                         | \$ -   | \$ -   | \$ 164,103                         | \$ 1,027,630              |  |  |





National City Recognized Obligation Payment Schedule (ROPS 15-16B) - Report of Prior Period Adjustments  
 Reported for the ROPS 14-15B (January 1, 2015 through June 30, 2015) Period Pursuant to Health and Safety Code (HSC) section 34186 (a)  
 (Report Amounts in Whole Dollars)

**ROPS 14-15B Successor Agency (SA) Self-reported Prior Period Adjustments (PPA):** Pursuant to HSC Section 34186 (a), SAs are required to report the differences between their actual available funding and their actual expenditures for the ROPS 14-15B (January through June 2015) period. The amount of Redevelopment Property Tax Trust Fund (RPTTF) approved for the ROPS 15-16B (January through June 2016) period will be offset by the SA's self-reported ROPS 14-15B prior period adjustment. HSC Section 34186 (a) also specifies that the prior period adjustments self-reported by SAs are subject to audit by the county auditor-controller (CAC) and the State Controller.

**ROPS 14-15B CAC PPA:** To be completed by the CAC upon submittal of the ROPS 15-16B by the SA to Finance and the CAC. Note that CACs will need to enter their own formulas at the line item level pursuant to the manner in which they calculate the PPA. Also note that the Admin amounts do not need to be listed at the line item level and may be entered as a lump sum.

| A      | B  | C                      | D      | E               | F      | G           | H         | I                  | J   | K                                    | L            | M  | N          | O   | P                                    | Q          | R   | S            | T  | U                    | V                                    | W      | X          | Y                                    | Z      | AA           | AB  |            |
|--------|--|------------------------|--------|-----------------|--------|-------------|-----------|--------------------|---|--------------------------------------|--------------|--|------------|---|--------------------------------------|------------|---|--------------|--|----------------------|--------------------------------------|--------|------------|--------------------------------------|--------|--------------|---|------------|
| Item # | Project Name / Debt Obligation               | Non-RPTTF Expenditures |        |                 |        |             |           | RPTTF Expenditures |   |                                      |              |  |            |   |                                      |            |   | SA Comments  | RPTTF Expenditures   |                      |                                      |        |            |                                      |        | CAC Comments |   |            |
|        |  | Bond Proceeds          |        | Reserve Balance |        | Other Funds |           | Non-Admin          |   |                                      |              |  | Admin      |   |                                      |            |   |              | Net SA Non-Admin and Admin PPA (Amount Used to Offset ROPS 15-16B Requested RPTTF) | Non-Admin CAC        |                                      |        | Admin CAC  |                                      |        |              | Net CAC Non-Admin and Admin PPA (Amount Used to Offset ROPS 15-16B Requested RPTTF) |            |
|        |  | Authorized             | Actual | Authorized      | Actual | Authorized  | Actual    | Authorized         | Available RPTTF (ROPS 14-15B distributed + all other available as of 01/1/15) | Net Lesser of Authorized / Available | Actual       | Difference (If K is less than L, the difference is zero) | Authorized | Available RPTTF (ROPS 14-15B distributed + all other available as of 01/1/15) | Net Lesser of Authorized / Available | Actual     | Difference (If total actual exceeds total authorized, the total difference is zero) |              |  | Net Difference (M+R) | Net Lesser of Authorized / Available | Actual | Difference | Net Lesser of Authorized / Available | Actual |              |   | Difference |
|        |  | \$ 21,957,000          | \$ -   | \$ -            | \$ -   | \$ 107,661  | \$ 13,437 | \$ 4,910,443       | \$ 4,910,443  | \$ 4,910,443                         | \$ 3,882,813 | \$ 1,027,630   | \$ 208,743 | \$ 208,743  | \$ 208,743                           | \$ 208,743 | \$ -  | \$ 1,027,630 |  |                      |                                      |        |            |                                      |        |              |   |            |
| 170    | Housing Entity Administrative Cost Allowance | -                      | -      | -               | -      | -           | -         | -                  | -   | \$ -                                 | \$ -         | \$ -   | \$ -       | \$ -  | \$ -                                 | \$ -       | \$ -  | \$ -         | \$ -   |                      |                                      |        |            |                                      |        |              |   |            |
| 171    | Reserve for Aug 2015 Bond Payments           | -                      | -      | -               | -      | -           | -         | 2,000,000          | 2,000,000   | \$ 2,000,000                         | 2,000,000    | \$ -   |            |   |                                      |            |   |              | \$ -   |                      |                                      |        |            |                                      |        |              |   |            |
| 172    | Property Appraisals                          | -                      | -      | -               | -      | -           | -         | 50,000             | 50,000  | \$ 50,000                            | -            | \$ 50,000  |            |   |                                      |            |   |              | \$ 50,000  |                      |                                      |        |            |                                      |        |              |   |            |





RESOLUTION NO. 2015 –

RESOLUTION OF THE BOARD OF THE SUCCESSOR AGENCY  
TO THE COMMUNITY DEVELOPMENT COMMISSION AS  
THE NATIONAL CITY REDEVELOPMENT AGENCY ADOPTING  
THE RECOGNIZED OBLIGATION PAYMENT SCHEDULE FOR THE PERIOD  
JANUARY 1, 2016 THROUGH JUNE 30, 2016 (ROPS 15-16B)

WHEREAS, the City Council established the Redevelopment Agency of the City of National City (the “Redevelopment Agency”) by Ordinance No. 1164, dated April 11, 1967; and

WHEREAS, the City Council established the Housing Authority of the City of National City (the “Housing Authority”) by Ordinance No. 1484, dated October 14, 1975; and

WHEREAS, the City Council established the Community Development Commission of the City of National City (the “CDC”) by Ordinance No. 1484, dated October 14, 1975, and vested the CDC with all of the powers, duties, and responsibilities of both the Redevelopment Agency and the Housing Authority, among other matters, for the purpose of enabling the CDC to operate and govern the Redevelopment Agency and the Housing Authority under a single board and as a single operating entity. The CDC acting in its capacity as the Redevelopment Agency of the City of National City is referred to herein as the “CDC-RDA”; and

WHEREAS, all California redevelopment agencies, including the Redevelopment Agency and the CDC-RDA, were dissolved on February 1, 2012, and successor agencies were designated and vested with the responsibility of winding down the business and fiscal affairs of the former redevelopment agencies; and

WHEREAS, pursuant to AB 26, the City Council adopted Resolution No. 2012-15 on January 10, 2012, electing to be the Successor Agency to the CDC-RDA. The Successor Agency is a legal entity that exists separate and independent from the City. The Successor Agency formally named itself the “Successor Agency to the Community Development Commission as the National City Redevelopment Agency”; and

WHEREAS, on February 1, 2012, all assets, properties, contracts, leases, books and records, buildings and equipment of the Redevelopment Agency and the CDC-RDA were transferred by operation of law to the control of the Successor Agency and all authority, rights, powers, duties, and obligations previously vested in the Redevelopment Agency and the CDC-RDA were vested in the Successor Agency, for administration pursuant to Part 1.85 of AB 26; and

WHEREAS, as part of the FY 2012-2013 State budget package, on June 27, 2012, the Legislature passed and the Governor signed Assembly Bill No. 1484 (“AB 1484”, Chapter 26, Statutes 2012, which imposed additional statutory provisions relating to the activities and obligations of successor agencies and to the wind down process of former redevelopment agencies; and

WHEREAS, the Successor Agency is required to undertake several actions pursuant to Part 1.85 of AB 26 as amended by AB 1484, including submitting additional information with the ROPS and in a changed format as set by the Department of Finance; and

WHEREAS, under AB 26 as amended by AB 1484, each successor agency shall have an oversight board with fiduciary responsibilities to holders of enforceable obligations and the taxing entities that benefit from distributions of property taxes and other revenues pursuant to Health and Safety Code Section 34188; and

WHEREAS, the oversight board has been established for the Successor Agency (hereinafter referred to as the "Oversight Board") and all seven (7) members have been appointed to the Oversight Board pursuant to Health and Safety Code Section 34179. The duties and responsibilities of the Oversight Board are primarily set forth in Health and Safety Code Sections 34179 through 34181 of AB 26 as amended by AB 1484; and

WHEREAS, pursuant to AB 26, the ROPS shall be forward looking to the next six months, thus a recognized obligation payment schedule for the period of January 1, 2016 through June 30, 2016 (ROPS 15-16B) was prepared for consideration and approval by the Successor Agency; and

WHEREAS, according to Health and Safety Code Section 34177(l)(1) of AB 26, for each recognized obligation, the ROPS shall identify one or more of the following sources of payment: (i) Low and Moderate Income Housing Funds, (ii) bond proceeds, (iii) reserve balances, (iv) administrative cost allowance, (v) the Redevelopment Property Tax Trust Fund, but only to the extent no other funding source is available or when payment from property tax revenues is required by an enforceable obligation or by the provision of Part 1.85 of AB 26, and (vi) and other revenue sources; and

WHEREAS, the ROPS 15-16B shall hereafter be submitted for review and approval to the Oversight Board, and submitted to the County Auditor/Controller, State Department of Finance and State Controller; and

WHEREAS, it is the intent of AB 26 that the ROPS serve as the designated reporting mechanism for disclosing the Successor Agency's bi-annual payment obligations by amount and source and, subsequent to the audit and approval of the ROPS as specified in AB 26, the County Auditor/Controller will be responsible for ensuring that the Successor Agency receives revenues sufficient to meet the requirements of the ROPS during each bi-annual period; and

WHEREAS, the Successor Agency, now having considered ROPS 15-16B, desires to approve the ROPS 15-16B, subject to the contingencies and reservations set forth herein; and

WHEREAS, the Successor Agency's ROPS 15-16B, which is consistent with the requirements of the Health and Safety Code and other applicable law, is attached to this Resolution as Exhibit "A"; and

WHEREAS, the Department of Finance changes the format of reporting and the requirements, thus the Successor Agency staff may need to make changes to the ROPS 15-16B subsequent to the approval, to have it compliant with the changing Department of Finance requirements; and

WHEREAS, this Resolution has been reviewed with respect to applicability of the California Environmental Quality Act (“CEQA”), the State CEQA Guidelines (California Code of Regulations, Title 14, Sections 15000 *et seq.*, hereafter the “Guidelines”), and the City’s environmental guidelines; and

WHEREAS, this Resolution is not a “project” for purposes of CEQA, as that term is defined by Guidelines section 15378, because this Resolution is an organizational or administrative activity that will not result in a direct or indirect physical change in the environment, per section 15378(b)(5) of the Guidelines; and

WHEREAS, all of the prerequisites with respect to the approval of this Resolution have been met.

NOW, THEREFORE, BE IT RESOLVED by the Board of the Successor Agency to the Community Development Commission as the National City Redevelopment Agency, as follows:

- Section 1. The foregoing recitals are true and correct, and are a substantive part of this Resolution.
- Section 2. The adoption of this Resolution is not intended to and shall not constitute a waiver by the Successor Agency of any rights the Successor Agency may have to challenge the effectiveness and/or legality of all or any portion of AB 26 or AB 1484 through administrative or judicial proceedings.
- Section 3. The Successor Agency’s ROPS 15-16B, which is attached hereto as Exhibit “A”, is approved and adopted.
- Section 4. The Executive Director, or designee, is hereby authorized and directed to:
  - (i) provide the ROPS 15-16B to the Oversight Board;
  - (ii) take such other actions and execute such other documents as are necessary to effectuate the intent of this Resolution on behalf of the Successor Agency; and
  - (ii) take such other actions and execute such other documents as are necessary to effectuate the intent of AB 26 and AB 1484 in regard to ROPS 15-16B, including modifying and/or amending the ROPS 15-16B administratively to reflect the most up to date prior period actual cost or cash data, or conform to the direction, guidance, and/or requirements related to ROPS 15-16B by of the Department of Finance.

Section 5. The Successor Agency determines that this Resolution is not a “project” for purposes of CEQA, as that term is defined by Guidelines section 15378, because this Resolution is an organizational or administrative activity that will not result in a direct or indirect physical change in the environment, per section 15378(b)(5) of the Guidelines.

Section 6. This Resolution shall take effect upon the date of its adoption.

PASSED and ADOPTED this 15<sup>th</sup> day of September, 2015.

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Ron Morrison, Chairman

ATTEST:

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Michael R. Dalla, City Clerk as  
Secretary to the Successor Agency

APPROVED AS TO FORM:

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Claudia Gacitua Silva  
Successor Agency Counsel