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## HOUSING SUCCESSOR AGENCY ANNUAL REPORT

City of Oroville  
(Housing Successor to the former  
Oroville Redevelopment Agency)

FY 2014-15

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## INTRODUCTION

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The City of Oroville (“City”) is the Housing Successor entity of the former Oroville Redevelopment Agency (“Agency”), which was dissolved on February 1, 2012. With dissolution, the former Agency’s affordable housing rights, powers, assets, liabilities, duties, and obligations, excluding any amounts in the Agency’s Low and Moderate Income Housing Fund, were transferred to the City. Unlike the former Agency, the City could not collect a recurring stream of funds for which to fulfill affordable housing obligations and needs. All former Agency housing assets and liabilities were transferred to the City through a Housing Asset Transfer Form approved by the Department of Finance (“DOF”) on September 7, 2012.

This is the second annual report of the City with respect to the inherited affordable housing obligations from the former Agency. It contains information regarding expenditures and program activity and complies with legal requirements imposed by Senate Bill (“SB”) 341 (effective January 1, 2014), Assembly Bill (“AB”) 1793 (effective January 1, 2015) and SB 107 (effective September 22, 2015).

## DEFINITION OF HOUSING ASSETS

According to Health and Safety Code (“H&SC”) Section 34176(e), housing assets may include the following.

- Real property
- Restrictions on the use of property
- Personal property in a residence
- Housing-related files
- Office supplies and software programs acquired for low-and moderate-income purposes
- Funds encumbered by an enforceable obligation
- Loan or grand receivable funded from the former LMIHF
- Funds derived from rents or operation of properties acquired for low-and moderate-income housing purposes
- Rents or payments from housing tenants or operators of low-and moderate-income housing
- Repayment of Supplemental Educational Revenue Augmentation Fund loans

The majority of the assets transferred from the former Agency to the City include real properties, affordable housing covenants, and loans receivable.

## REPORTING REQUIREMENTS FOR HOUSING SUCCESSOR AGENCIES

On January 1, 2014, SB 341 became effective and amended certain sections of the H&SC that pertain largely to the entities that accepted the housing assets and liabilities of former redevelopment agencies. Originally put into law by SB 341 and later amended by AB 1793 and SB 107, the law clarifies that all former redevelopment agency housing assets, regardless of their originating redevelopment agency, must be maintained in a separate fund called the Low and Moderate Income Housing Asset Fund (“Housing Asset Fund”). In accordance with H&SC Section 34176.1(f), the following data must now be reported annually for the Housing Asset Fund. Please note that while annual reporting is required, compliance periods may be longer, as described below. Not all items are applicable to all housing successors.

1. Total amount deposited in the Housing Asset Fund for the Fiscal Year.
2. Statement of balance at the close of the Fiscal Year.
3. Description of expenditures for Fiscal Year broken out as follows:
  - a. Rapid rehousing for homelessness prevention (maximum of \$250,000 per year)
  - b. Administrative expenses (greater of \$200,000 or 5% of “portfolio”)
  - c. Monitoring expenses (included as an administrative expense)
  - d. All other expenditures must be reported as spent for each income group (extremely low-, very low-, and low income)
4. Sum of other “Portfolio” balances
  - a. Statutory value of real property either transferred from the former Agency or purchased by the Housing Asset Fund.
  - b. Value of loans and grants receivable.
5. Descriptions of any transfers to another housing successor for a joint project.
6. Description of any project still funded through the Recognized Obligation Payment Schedule (“ROPS”).
7. Update on property disposition for any property owned more than five years or plans for property owned less than five years.
8. Description of any outstanding production obligations of the former redevelopment agency that are inherited by the Housing Successor.
9. Compliance with proportionality requirements (income group targets). Compliance must be upheld on a five-year cycle.

10. Percentage of deed-restricted rental housing restricted to seniors and assisted by the entity assuming housing functions, the former Agency, or the City within the past 10 years compared to the total number of units assisted by any of those three agencies.
11. Amount of excess surplus, and if any, the plan for eliminating the surplus.
12. An inventory of homeownership units assisted by the former Agency or its housing successor subject to covenants or restrictions.
13. The amount the City receives from the repayment of City loans to the former Agency pursuant to H&SC 34191.4(b)(3)(C) (if any).

## **LOW AND MODERATE INCOME HOUSING ASSET FUND**

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The Low and Moderate Income Housing Asset Fund succeeded the former Agency's Low and Moderate Income Housing Fund. The Housing Asset Fund includes all of the assets that were transferred from the Agency to the City via the Housing Asset Transfer form which included:

1. Real properties,
2. Affordable housing covenants,
3. Personal property (a staff vehicle),
4. Loans receivable, and
5. Residual receipts.

A copy of the Housing Asset Transfer Form listing all transferred assets is included as Appendix A.

### **HOUSING ASSET FUND DEPOSITS AND ENDING BALANCE**

The City deposited \$70,152 into the Housing Asset Fund during Fiscal Year 2014-15. The source of the deposits was from interest, fees, rents, loan repayments, lease payments, and other miscellaneous sources. No deposits were held for items on the ROPS.

Fiscal year 2014-15 Housing Asset Fund expenditures totaled \$237,202. Expenses included costs for general administration, monitoring of affordability covenants, property maintenance and operations, outside service fees such as appraisals and credit checks, and program expenditures. Program-related expenditures are discussed in greater detail later in this report.

**Fiscal Year 2014-15 Housing Asset Fund Activity** **Table 1**  
**City of Oroville**

Beginning Balance	\$	1,184,447
Revenues		70,152
Expenditures		(237,179)
Transfers In		-
Transfers Out		(189,202)
		(189,202)
Ending Balance	\$	828,218

*Source: City of Oroville CAFR FY 2014-15*

At the close of fiscal year 2014-15, the ending balance in the Housing Asset Fund was \$828,218. No amounts are held for enforceable obligations on the ROPS.

**EXPENDITURE LIMITATIONS**

SB 341 provides the following guidelines for expenditures from the Housing Asset Fund:

1. Administrative costs, which include housing monitoring, are capped at \$200,000 or 5% of the statutory value of any land owned by the housing successor and of loans and grants receivable.
2. A housing successor is authorized to spend up to \$250,000 per year on rapid rehousing solutions for homelessness prevention if the former Agency did not have any outstanding housing production requirements. The former Agency had a surplus of affordable housing production units, and therefore the City as Housing Successor is allowed to make this expenditure if it chooses and funding is available for such expenditures.
3. Remaining allowable expenditures must be spent to improve housing options affordable to households earning 80% or less of the area median income (“AMI”). This means that no funding may be spent on moderate-income households, as was previously authorized by redevelopment law. Of the money expended, a minimum of 30% must go towards the development of rental housing affordable to households earning 30% or less of the AMI, and a maximum of 20% may go towards the development of housing affordable to households earning between 60% and 80% of the AMI.

Note that housing successors must report expenditures by category each year, but compliance is measured every five years. For example, a housing successor could spend all of its funds in

a single year on households earning between 60% and 80% AMI, as long as it was 20% or less of the total expenditures during the five-year compliance period. The first five-year compliance period began on January 1, 2014 and ends on June 30, 2019. Compliance will be evaluated in the annual report for Fiscal Year 2018-19.

Table 2 summarizes Housing Asset Fund expenditures on administrative costs and rapid rehousing solutions in Fiscal Year 2014-15, and affordable housing activities by income level from January 1, 2014 through June 30, 2015.

**Housing Asset Fund Expenditures**  
City of Oroville

**Table 2**

	FY 2014-15		January 1, 2014 to June 30, 2015				
	Admin/ Monitoring	Rapid Rehousing	Ext. Low Rental <30% AMI	Very Low 30-59% AMI	Low 60-80% AMI	Other	Total
	Administration	\$71,179	\$0	\$0	\$0	\$0	\$0
Foreclosure Purchase						\$465	\$465
Homeowner Loans					\$117,578		\$117,578
<b>Total</b>	<b>\$71,179</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$117,578</b>	<b>\$465</b>	<b>\$118,043</b>
% to Date			0%	0%	100%	0%	100%
SB 341 Limitation	\$383,931	\$250,000	30% min		20% max		

Source: City of Oroville

From January 1, 2014 through June 30, 2015, the City spent \$117,578 on homeowner loans for a low income households from the Housing Asset Fund. The City will ensure that at least 30% of expenditures will be on extremely low income rental households and no more than 20% of expenditures will be on low income households by the end of the five-year compliance period on June 30, 2019.

## STATUTORY VALUE OF REAL PROPERTIES AND LOAN RECEIVABLES

The City must report the statutory value of real properties formerly owned by the Agency or purchased by the City with Housing Asset Funds, and the value of loans and/or grant receivables transferred on the Housing Asset Transfer Form. The City inherited 19 real properties and 59 loan agreements from the former Agency. Table 3 shows the total value of real properties and loans receivable. The Housing Asset Transfer Form in Appendix A shows more detailed information about each property and loan receivable.

**Fiscal Year 2014-15 Real Properties and Receivables** **Table 3**  
**City of Oroville**

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Value of Real Properties	\$	1,468,285
Value of Loans Receivable	\$	6,210,334
Total Value	\$	7,678,619

*Source: City of Oroville*

Since the Housing Asset Transfer form was adopted, the City sold seven single-family homes through the Lease to Purchase Program, and is in contract to sell two more homes. Lease to Purchase Program sales totaled \$645,000 (\$65,000 in Fiscal Year 2014-15); however these are paper loan transfers documenting loans made to assist homebuyers and not cash revenues. The City also sold a plot of land at 1511 Robinson Street to develop a senior housing project since the Housing Asset Transfer form was adopted (prior to Fiscal Year 2014-15). Additionally, 16 loans have been paid off since they were transferred to the City, including nine Rehabilitation Program loans and seven Front Yard Landscape Improvement Program loans. Total Fiscal Year 2014-15 loan repayments totaled \$30,844.

## **PROPERTY AND PROJECT DESCRIPTIONS**

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The Agency transferred 19 real properties to the City on the Housing Asset Transfer Form. Table 4 describes each property and their current status. Eight properties have sold and two are in contract to be sold since assets were transferred to the City. One property was sold in FY 2014-15 and seven were sold in prior years. The City is developing a strategy for the remaining nine properties' disposition or development. It is taking several factors into consideration, including whether it is more beneficial to develop properties to provide housing, or to receive sales proceeds to spend on affordable housing activities within the expenditure limitations set by SB 341.



**Properties Transferred from the Former Redevelopment Agency**

**Table 4**

**City of Oroville**

HAT Item	Address	Property Type	Status / Desired Action	Notes
2	1550 & 1560 Veatch St.	Vacant land	Considering sale	Former mobile home lots
4	3054 Spencer Avenue	Single-family	Considering sale	
5	3265 Glen Avenue	Single-family	Considering sale	Foreclosure purchase
17	APN 033-232-021 (Oroville Dam Blvd)	Vacant land	Considering sale	
18	APN 033-232-001 (Oroville Dam Blvd & Highlands)	Vacant land	Considering sale	
7	770 Robinson St.	Single-family	Sell or retain for LPP	Foreclosure purchase
1	1130 Pomona Avenue	Vacant land	Considering sale or developing single-family home	
6	1289 Robinson St.	Single-family	Demolish (unsafe), then retain or sell	Foreclosure purchase
3	1729 Boynton Avenue	Single-family	Hold as relocation house for rehabilitation program	Foreclosure purchase
8	33 Canyon Highlands	Single-family	In contract for LPP	
9	2712 Spencer Avenue	Single-family	Sold through LPP	Sold for \$95,000
10	3027 Florence Avenue	Single-family	Sold through LPP	Sold for \$105,000
11	115 Worthy Avenue	Single-family	In contract for LPP	
12	218 Windward Way	Single-family	Sold through LPP	Sold for \$125,000
13	1800 Pine Street	Single-family	Sold through LPP	Sold for \$85,000
14	2178 Bridge St.	Single-family	Sold through LPP	Sold for \$80,000
15	2950 El Noble Ave.	Single-family	Sold through LPP	Sold for \$90,000
16	1930 Grant Ave.	Single-family	Sold through LPP	Sold for \$65,000
19	1511 Robinson St.	Vacant land	Sold to PEP housing to develop Orange Tree Senior Housing	Sold for \$265,000

**PROPERTY DISPOSITION COMPLIANCE**

H&SC Code Section 34176(e) requires that all real properties acquired by the Agency prior to February 1, 2012 and transferred to the City be developed pursuant to the requirements detailed in H&SC Section 33334.16. Thus, all property that falls within in these parameters must be

developed for affordable housing purposes within five years from the date DOF approved the Housing Asset Transfer Form. Oroville’s original Housing Asset Transfer Form was approved by DOF on September 7, 2012, setting a five-year deadline of September 7, 2017. If the City is unable to develop these properties within the five-year period, the law allows for a five-year extension via adoption of a resolution. The City is developing a strategy that will comply with disposition requirements.

## **OUTSTANDING INCLUSIONARY AND REPLACEMENT HOUSING OBLIGATIONS**

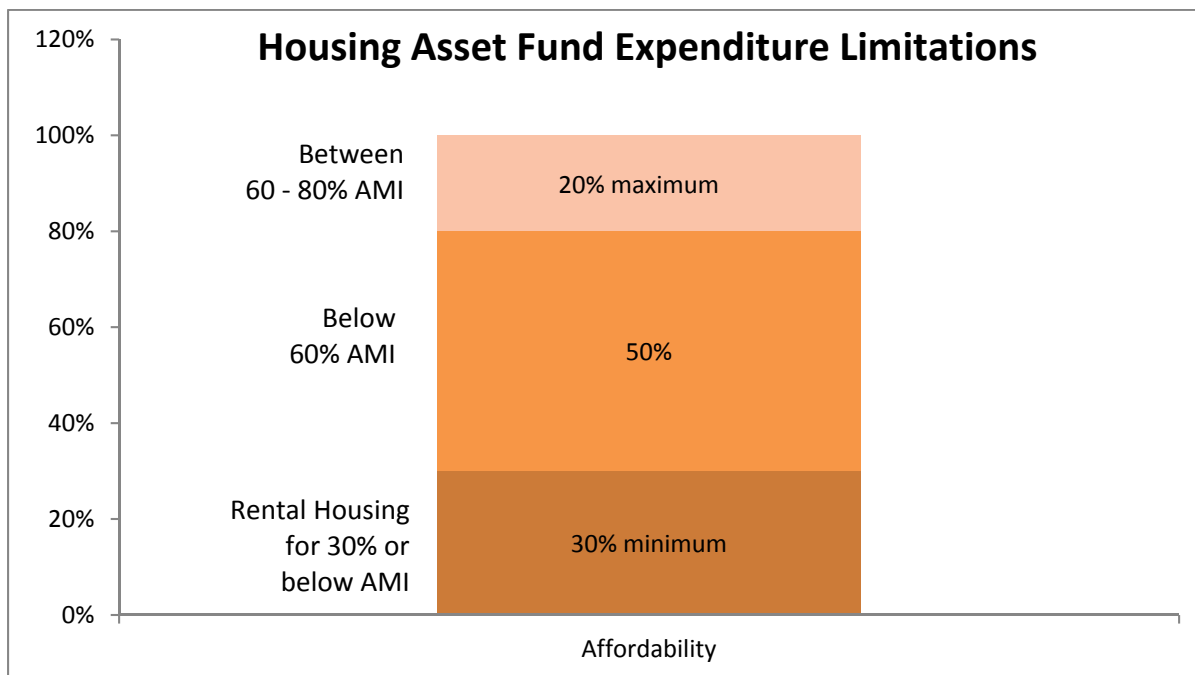
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The former Agency had a surplus of over 200 affordable housing units as of February 1, 2012. There are no outstanding inclusionary or replacement housing obligations to be fulfilled by the City.

## **INCOME EXPENDITURE PROPORTIONALITY**

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Expenditures from the Housing Asset Fund shall be limited to the development of housing affordable to and occupied by lower income households earning 80% or less of the AMI, with at least (not less than) 30% of expenditures for rental housing for households earning 30% or less of the AMI and not more than 20% of the expenditures for on the development of housing for households earning between 60% and 80% of the AMI.



Failure to comply with the extremely low income requirement in any five-year report will result in the City having to ensure that 50% of remaining funds be spent on extremely low income rental units until in compliance. Exceeding the expenditure limit for households earning between 60% and 80% of the AMI in any five year reporting period will result in the City not being to expend any funds on these income categories until in compliance.

As depicted in Table 2, the City has expended funds on low and moderate income households. Staff will ensure that the City meets expenditures proportionality requirements by the end of the first five-year compliance period in Fiscal Year 2018-19.

### **SENIOR HOUSING EXPENDITURE PROPORTIONALITY**

This report must include an accounting of deed-restricted senior rental units that were produced over the last 10 years. The City must expend no more than 50% of the aggregate total number of senior housing units produced by either the City or former Agency during the past 10 years. Exceeding this limitation will prohibit the use of Housing Asset Funds to subsidize any senior rental units.

Multi-family projects that had affordability agreements executed within the last 10 years are listed in Table 5. These projects had a total aggregate number of 179 deed-restricted units, of which 50 (28%) are restricted to seniors. The City may spend more money subsidizing senior rental units in the future; however, it must ensure that no more than 50% of the total aggregate number of rental units produced within the preceding 10 years are restricted to seniors.

**Deed-Restricted Rental Units Assisted in 2005-06 through 2014-15** **Table 5**

**City of Oroville**

Property	Senior Units	%	Non-Senior Units	%	Total Units
Orange Tree Senior Apartments	50	100%		0%	50
Hillview Ridge Apartments		0%	72	100%	72
Hillview Ridge Apartments II		0%	57	100%	57
<b>Total</b>	<b>50</b>		<b>129</b>		<b>179</b>

**Total Deed-Restricted Senior Units: 28%**

## **EXCESS SURPLUS**

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Excess surplus calculations were once performed by redevelopment agencies on an annual basis, and are intended to ensure that funds are expended to benefit low-income households in an expeditious manner. Generally speaking, funds should be encumbered within four years of receipt. SB 341 reinstates this calculation for housing successors. Excess surplus is defined by H&SC Section 34176.1(d) as “an unencumbered amount in the account that exceeds the greater of one million dollars, or the aggregate amount deposited into the account during the housing successor’s preceding four fiscal years, whichever is greater.”

The first meaningful calculation of this total cannot be performed until the close of the fifth fiscal year. Once four years of deposits have been established, at the close of the fifth year, (FY 2016-17) the City will have to perform a true excess surplus calculation, comparing the unencumbered fund balance to the prior four years of deposits. As the general purpose of the excess surplus calculation is to ensure that money is expended for low-income purposes, the best action for the City is to use the next two years to encumber or expend money currently on deposit.

## **INVENTORY OF HOMEOWNERSHIP UNITS**

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AB 1793 requires this report to include an inventory of homeownership units assisted by the former Agency or the housing successor that are subject to covenants or restrictions or to an adopted program that protects the former Agency’s investment of moneys from the LMIHF. This inventory is attached as Appendix B.

## **DEPOSITS FROM CITY TO AGENCY LOAN REPAYMENTS**

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H&SC Section 34191.4(b)(3)(C) requires that twenty percent of any loan repayment made from a successor agency to a City for a loan to the former redevelopment agency be deducted from the loan repayment amount and transferred to the LMIHAF. There were no loan repayments made to the City in FY 2014-15, so no monies were deposited in to the LMIHAF based on this provision of the law.

**APPENDIX A - HOUSING ASSET TRANSFER FORM**

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**DEPARTMENT OF FINANCE  
 OROVILLE HOUSING ASSETS LIST  
 ASSEMBLY BILL X1 26 AND ASSEMBLY BILL 1484  
 (Health and Safety Code Section 34176)**

Former Redevelopment Agency: Oroville Redevelopment Agency

Successor Agency to the Former Redevelopment Agency: City of Oroville

Entity Assuming the Housing Functions of the former Redevelopment Agency: City of Oroville

Entity Assuming the Housing Functions Contact Name: Pat Clark-Griffin Title Interim City Manager Phone (530) 538-2403 E-Mail Address clarkpi@cityoforoville.org

Entity Assuming the Housing Functions Contact Name: \_\_\_\_\_ Title \_\_\_\_\_ Phone \_\_\_\_\_ E-Mail Address \_\_\_\_\_

All assets transferred to the entity assuming the housing functions between February 1, 2012 and the date the exhibits were created are included in this housing assets list. The following Exhibits noted with an X in the box are included as part of this inventory of housing assets:

Exhibit A - Real Property	<b>X</b>
Exhibit B- Personal Property	<b>X</b>
Exhibit C - Low-Mod Encumbrances	
Exhibit D - Loans/Grants Receivables	<b>X</b>
Exhibit E - Rents/Operations	<b>X</b>
Exhibit F- Rents	<b>X</b>
Exhibit G - Deferrals	

Prepared By: Pat Clark-Griffin

Date Prepared: 8/1/2012

**City of Oroville**  
**Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)**

Item #	Type of Asset a/	Legal Title and Description	Carrying Value of Asset b/	Total square footage	Square footage reserved for low-mod housing	Is the property encumbered by a low-mod housing covenant? c/	Source of low-mod housing covenant d/	Date of transfer to Housing Successor Agency e/	Construction or acquisition cost funded with Low-Mod Housing Fund monies f/	Construction or acquisition costs funded with other RDA funds	Construction or acquisition costs funded with non-RDA funds	Date of construction or acquisition by the former RDA	Interest in real property (option to purchase, easement, etc.)
1	Land Held for Development for Low-Mod Housing	1130 Pomona Avenue	\$20,000	N/A	N/A	N/A	N/A	02/01/12	See footnote /f	N/A	N/A	04/06/04	Ownership
2	Land Held for Development for Low-Mod Housing	1550 & 1560 Veatch St.	\$87,037	N/A	N/A	N/A	N/A	02/01/12	See footnote /f	N/A	N/A	02/18/05	Ownership
3	Low-Mod Housing	1729 Boynton Avenue	\$92,000	1,329	1,329	no	N/A	02/01/12	See footnote /f	N/A	N/A	01/11/11	Ownership
4	Low-Mod Housing	3054 Spencer Avenue	\$83,400	704	704	no	N/A	02/01/12	See footnote /f	N/A	N/A	02/27/08	Ownership
5	Low-Mod Housing	3265 Glen Avenue	\$105,000	1,544	1,544	no	N/A	02/01/12	See footnote /f	N/A	N/A	08/15/08	Ownership
6	Low-Mod Housing	1289 Robinson St.	\$160,000	2,377	2,377	no	N/A	02/01/12	See footnote /f	N/A	N/A	06/22/10	Ownership
7	Low-Mod Housing	770 Robinson St.	\$93,000	1,060	1,060	no	N/A	02/01/12	See footnote /f	N/A	N/A	08/22/08	Ownership
8	Low-Mod Housing	33 Canyon Highlands	\$110,000	912	912	no	N/A	02/01/12	See footnote /f	N/A	N/A	04/12/10	Ownership
9	Low-Mod Housing	2712 Spencer Avenue	\$95,000	1,144	1,144	yes	Lease/Purchase Agreement	02/01/12	See footnote /f	N/A	N/A	10/08/03	Ownership
10	Low-Mod Housing	3027 Florence Avenue	\$102,000	1,152	1,152	yes	Lease/Purchase Agreement	02/01/12	See footnote /f	N/A	N/A	01/25/06	Ownership
11	Low-Mod Housing	115 Worthy Avenue	\$122,000	1,057	1,057	yes	Lease/Purchase Agreement	02/01/12	See footnote /f	N/A	N/A	04/17/08	Ownership
12	Low-Mod Housing	218 Windward Way	\$125,000	1,144	1,144	yes	Lease/Purchase Agreement	02/01/12	See footnote /f	N/A	N/A	01/25/08	Ownership
13	Low-Mod Housing	1800 Pine Street	\$85,000	736	736	yes	Lease/Purchase Agreement	02/01/12	See footnote /f	N/A	N/A	05/11/06	Ownership
14	Low-Mod Housing	2178 Bridge St.	\$80,000	1,320	1,320	yes	Lease/Purchase Agreement	02/01/12	See footnote /f	N/A	N/A	06/11/11	Ownership
15	Low-Mod Housing	2950 El Noble Ave.	\$90,000	960	960	yes	Lease/Purchase Agreement	02/01/12	See footnote /f	N/A	N/A	09/28/04	Ownership
16	Low-Mod Housing	1930 Grant Ave.	\$135,000	1,458	1,458	yes	Lease/Purchase Agreement	02/01/12	See footnote /f	N/A	N/A	04/29/08	Ownership
17	Land Held for Development for Low-Mod Housing	033-232-021	\$23,500	N/A	N/A	N/A	N/A	02/01/12	See footnote /f	N/A	N/A	05/25/06	Ownership
18	Land Held for Development for Low-Mod Housing	033-232-001	\$23,500	N/A	N/A	N/A	N/A	02/01/12	See footnote /f	N/A	N/A	05/25/06	Ownership
19	Land Held for Development for Low-Mod Housing	1511 Robinson St.	unknown	N/A	N/A	N/A	N/A	02/01/12	See footnote /f	N/A	N/A	02/18/05	Ownership
20	Low-Mod Housing	719 High Street	unknown	1,214	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	05/16/12	Restricted Covenant
21	Low-Mod Housing	194 Canyon Highlands	unknown	1,737	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	10/25/2011	Restricted Covenant
22	Low-Mod Housing	3462 Argonaut Ave.	unknown	1,029	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	9/28/2011	Restricted Covenant
23	Low-Mod Housing	244 Grand Avenue	unknown	996	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
24	Low-Mod Housing	2966 Florence Ave.	unknown	1,046	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
25	Low-Mod Housing	2786 El Noble Ave.	unknown	1,021	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant

26	Low-Mod Housing	2 Highlands Blvd.	unknown	1,307	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
27	Low-Mod Housing	134 Morningstar Ave.	unknown	1,057	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
28	Low-Mod Housing	22 Butte Woods Dr.	unknown		N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
29	Low-Mod Housing	3630 Argonaut Ave.	unknown	1,272	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
30	Low-Mod Housing	134 Nelson Ave.	unknown		N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
31	Low-Mod Housing	3495 Argonaut Ave.	unknown	912	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
32	Low-Mod Housing	860 Gardella Ave.	unknown	936	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
33	Low-Mod Housing	1645 High St.	unknown	1,570	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
34	Low-Mod Housing	1845 Bridge St.	unknown	909	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
35	Low-Mod Housing	127 Flying Cloud Dr.	unknown	1,175	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
36	Low-Mod Housing	2620 Yard St.	unknown	1,255	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
37	Low-Mod Housing	2170 Mitchell Ave.	unknown	788	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
38	Low-Mod Housing	1217 Bird St.	unknown	1,053	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
39	Low-Mod Housing	2031 Campbell Ave.	unknown	900	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
40	Low-Mod Housing	2955 Orange Ave.	unknown	1,215	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
41	Low-Mod Housing	2 La Cresenta Dr.	unknown	1,125	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
42	Low-Mod Housing	2015 Corto St.	unknown	1,344	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
43	Low-Mod Housing	2236 Del Oro Ave.	unknown	774	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
44	Low-Mod Housing	2078 Campbell Ave.	unknown	900	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
45	Low-Mod Housing	35 La Cresenta Dr.	unknown	1,085	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
46	Low-Mod Housing	757 Gardella Ave.	unknown	1,152	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
47	Low-Mod Housing	3344 Argonaut Ave.	unknown	900	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
48	Low-Mod Housing	32 Acacia Ave.	unknown	937	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
49	Low-Mod Housing	3463 Morningside Dr.	unknown	1,441	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
50	Low-Mod Housing	55 La Cresenta Dr.	unknown	1,624	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
51	Low-Mod Housing	2721 El Noble Ave.	unknown	1,191	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
52	Low-Mod Housing	58 La Cresenta Dr.	unknown	1,270	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
53	Low-Mod Housing	941 18th St.	unknown	1,675	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
54	Low-Mod Housing	57 Jasmine Ct.	unknown	1,138	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
55	Low-Mod Housing	34 Acacia Ave.	unknown	1,137	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
56	Low-Mod Housing	90 Plata Ct.	unknown	1,402	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
57	Low-Mod Housing	1110 Pomona Ave.	unknown	1,157	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
58	Low-Mod Housing	2132 Wyandotte Ave.	unknown	1,204	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
59	Low-Mod Housing	1949 Spencer Ave.	unknown	1,438	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
60	Low-Mod Housing	61 Gaylor Ave.	unknown	1,641	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
61	Low-Mod Housing	1015 Robinson St.	unknown	1,928	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
62	Low-Mod Housing	2428 Oro Quincy	unknown	1,777	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
63	Low-Mod Housing	2145 Spencer Ave.	unknown	924	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
64	Low-Mod Housing	1776 Boynton Ave.	unknown	2,374	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
65	Low-Mod Housing	2940 Grand View Ave.	unknown	1,260	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
66	Low-Mod Housing	3450 Ashley Ave.	unknown	1,998	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
67	Low-Mod Housing	540 Pomona Ave.	unknown	848	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
68	Low-Mod Housing	555 Pomona Ave.	unknown	1,103	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
69	Low-Mod Housing	247 Canyon Highlands	unknown	1,822	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
70	Low-Mod Housing	1445 Bridge St.	unknown	1,940	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
71	Low-Mod Housing	2485 Nevada Ave.	unknown	1,000	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
72	Low-Mod Housing	2455 Nevada Ave.	unknown	1,324	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
73	Low-Mod Housing	1715/1765 High St.	unknown	unknown	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
74	Low-Mod Housing	11 Acacia Ave.	unknown	1,307	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
75	Low-Mod Housing	1900 Veatch St.	unknown	1,144	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
76	Low-Mod Housing	2991 Lower Wyandotte	unknown	1,040	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant



77	Low-Mod Housing	41 Coarse Gold Rd.	unknown	1,140	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
78	Low-Mod Housing	1218 Bird St.	unknown	1,899	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
79	Low-Mod Housing	3 Sutters Mill Rd.	unknown	1,252	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
80	Low-Mod Housing	25 Oak Park Way	unknown	1,971	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
81	Low-Mod Housing	1255 Washington Ave.	unknown	2,426	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
82	Low-Mod Housing	119 Morningstar Ave.	unknown	1,092	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
83	Low-Mod Housing	1640 Hammon Ave.	unknown	1,091	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
84	Low-Mod Housing	3475 Charlene Ave.	unknown	1,998	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
85	Low-Mod Housing	42 Coarse Gold Rd.	unknown	1,140	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
86	Low-Mod Housing	2701 Spencer Ave.	unknown	858	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
87	Low-Mod Housing	2815 Montgomery St.	unknown	520	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
88	Low-Mod Housing	17 Midway Dr.	unknown	1,200	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
89	Low-Mod Housing	650 High St.	unknown	1,826	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
90	Low-Mod Housing	72 Pine Oaks Rd.	unknown	1,965	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
91	Low-Mod Housing	1044 Pomona Ave.	unknown	1,356	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
92	Low-Mod Housing	30 Acacia Ave.	unknown	1,272	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
93	Low-Mod Housing	105 Brookdale Ave.	unknown	1,188	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
94	Low-Mod Housing	27 Acacia Ave.	unknown	944	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
95	Low-Mod Housing	3085 Florence Ave.	unknown	1,144	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant
96	Low-Mod Housing	2056 Spencer Ave.	unknown	1,296	N/A	Yes	N/A	02/01/12	See footnote /f	N/A	N/A	Prior 08/01/10	Restricted Covenant

a/ Asset types may include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

b/ The entries for "Carrying Value of Asset" are preliminary and tentative and will be verified when the Successor Agency causes to be prepared the "Due Diligence Review" required by AB 1484.

c/ For properties without covenants there will be future covenants

d/ May include California Redevelopment Law, tax credits, state bond indentures, and federal funds requirements.

e/ Transfer date is based on Resolution No. 06-12 and ABX1 26 "by operation of law" upon the effective date of the dissolution of the former RDA.

f/ Due to staffing constraints and the short window of time for preparation of this form upon release of the format by DOF, additional time is necessary to confirm construction/acquisition costs funded with Low-Mod Housing Fund monies.

Exhibit B - Personal Property

**City of Oroville**  
**Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)**

Item #	Type of Asset a/	Description	Carrying Value of Asset	Date of transfer to Housing Successor Agency	Acquisition cost funded with Low-Mod Housing Fund monies	Acquisition costs funded with other RDA funds	Acquisition costs funded with non-RDA funds	Date of acquisition by the former RDA
1	Vehicle	2012 Ford Flex	\$22,000	04/30/12	\$28,475	N/A	N/A	7/19/11
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a/ Asset types any personal property provided in residences, including furniture and appliances, all housing-related files and loan documents, office supplies, software licenses, and mapping programs, that were acquired for low and moderate income housing purposes, either by purchase or through a loan, in whole or in part, with any source of funds.

**City of Oroville**  
**Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)**

Item #	Type of housing built or acquired with enforceably obligated funds a/	Date contract for Enforceable Obligation was executed	Contractual counterparty	Total amount currently owed for the Enforceable Obligation	Is the property encumbered by a low-mod housing covenant?	Source of low-mod housing covenant b/	Current owner of the property	Construction or acquisition cost funded with Low-Mod Housing Fund monies	Construction or acquisition costs funded with other RDA funds	Construction or acquisition costs funded with non-RDA funds	Date of construction or acquisition of the property
1											
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19											
20											

a/ May include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

b/ May include California Redevelopment Law, tax credits, state bond indentures, and federal funds requirements.

**City of Oroville**  
**Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)**

<b>Item #</b>	<b>Was the Low-Mod Housing Fund amount issued for a loan or a grant?</b>	<b>Amount of the loan or grant</b>	<b>Date the loan or grant was issued</b>	<b>Person or entity to whom the loan or grant was issued</b>	<b>Purpose for which the funds were loaned or granted</b>	<b>Are there contractual requirements specifying the purposes for which the funds may be used?</b>	<b>Repayment date, if the funds are for a loan</b>	<b>Interest rate of loan a/</b>	<b>Current outstanding loan balance</b>
1	Loan	\$80,000	5/16/2012	Please contact Successor Agency staff for information about individuals.	First Time Homebuyer	Yes	05/16/42	3.90%	\$80,000
2	Loan #683	\$165,000	10/25/2011	Please contact Successor Agency	First Time Homebuyer	Yes	10/25/41	4.18%	\$164,836
3	Loan #677	\$99,000	9/28/2011	Please contact Successor Agency	First Time Homebuyer	Yes	09/28/41	4.42%	\$99,000
4	Loan #1	\$30,100	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown	3%	\$23,480
5	Loan #33	\$30,250	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	unknown		\$25,876
6	Loan #554	\$43,985	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown	3%	\$36,480
7	Loan #581	\$35,279	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown	3%	\$28,619
8	Loan #649	\$6,000	Prior to 08/01/10	Please contact Successor Agency	Minor Home Repair	Yes	unknown	3%	\$5,672
9	Loan #16	\$10,886	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown		\$10,886
10	Loan #23	\$138,230	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown	3%	\$138,230
11	Loan #30	\$6,900	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown		\$6,900
12	Loan #39	\$26,510	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown		\$26,510
13	Loan #54	\$50,709	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown	3%	\$31,580
14	Loan #104	\$49,786	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown		\$49,786
15	Loan #106	\$16,778	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown		\$16,778

16	Loan #289	\$13,500	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown		\$13,500
17	Loan #298	\$17,000	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown		\$17,000
18	Loan #368	\$26,782	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown		\$26,782
19	Loan #389	\$5,289	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown		\$5,289
20	Loan #395	\$1,250	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	unknown		\$1,250
21	Loan #396	\$3,355	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	unknown	0%	\$3,355
22	Loan #537	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	unknown	Equity Share	\$50,000
23	Loan #172	\$21,000	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	07/01/33	5%	\$21,000
24	Loan #209	\$7,500	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	08/01/34	5%	\$7,500
25	Loan #306	\$25,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	12/29/24	5%	\$25,000
26	Loan #328	\$25,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	08/01/35	5%	\$25,000
27	Loan #387	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	03/17/36	Equity Share	\$50,000
28	Loan #388	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	03/17/36	Equity Share	\$50,000
29	Loan #400	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	05/03/36	Equity Share	\$50,000
30	Loan #401	\$42,400	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	02/26/36	5%	\$42,400
31	Loan #404	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	06/05/36	Equity Share	\$50,000
32	Loan #410	\$25,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	03/15/35	5%	\$25,000
33	Loan #412	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	11/02/35	Equity Share	\$50,000
34	Loan #445	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	09/29/36	Equity Share	\$50,000
35	Loan #446	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	09/29/36	Equity Share	\$50,000

36	Loan #448	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	10/02/36	Equity Share	\$50,000
37	Loan #454	\$10,000	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	07/18/35	3%	\$10,000
38	Loan #464	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	12/12/36	Equity Share	\$50,000
39	Loan #474	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	01/19/37	Equity Share	\$50,000
40	Loan #477	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	02/15/37	Equity Share	\$50,000
41	Loan #488	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	04/01/37	Equity Share	\$50,000
42	Loan #503	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	06/01/37	Equity Share	\$50,000
43	Loan #509	\$7,103	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	08/01/37	Equity Share	\$7,103
44	Loan #518	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	10/01/47	Equity Share	\$50,000
45	Loan #525	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	11/01/37	Equity Share	\$50,000
46	Loan #527	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	11/01/37	Equity Share	\$50,000
47	Loan #528	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	11/01/37	Equity Share	\$50,000
48	Loan #531	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	12/01/37	Equity Share	\$50,000
49	Loan #534	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	02/06/38	Equity Share	\$50,000
50	Loan #538	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	02/01/38	Equity Share	\$50,000
51	Loan #542	\$96,750	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	05/01/38	Equity Share	\$96,112
52	Loan #551	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	04/01/38	Equity Share	\$50,000
53	Loan #557	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	08/01/38	Equity Share	\$50,000
54	Loan #625	\$25,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	07/01/40	Equity Share	\$25,000
55	Loan #635	\$25,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	08/01/40	Equity Share	\$25,000

56	Loan #637	\$25,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	12/01/39	Equity Share	\$25,000
57	Loan #18	\$30,000	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	08/01/14	3%	\$26,808
58	Loan #99	\$21,000	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	04/12/16	3%	\$21,000
59	Loan #299	\$22,000	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	11/01/34	3%	\$21,884
60	Loan #309	\$59,000	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	01/26/15	3%	\$55,135
61	Loan #311	\$45,000	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	04/01/35	3%	\$45,000
62	Loan #314	\$14,000	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	05/01/15	3%	\$12,884
63	Loan #325	\$3,078	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	07/08/20	0%	\$3,078
64	Loan #329	\$4,500	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	07/18/20	0%	\$4,500
65	Loan #330	\$5,500	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	07/18/20	0%	\$5,500
66	Loan #333	\$4,500	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	08/18/20	0%	\$4,500
67	Loan #334	\$14,000	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	08/24/35	3%	\$14,000
68	Loan #350	\$4,589	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	09/21/20	0%	\$4,589
69	Loan #352	\$4,589	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	09/28/20	0%	\$4,589
70	Loan #363	\$128,572	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	11/13/15	3%	\$128,572
71	Loan #381	\$2,864	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	03/20/21	0%	\$2,864
72	Loan #382	\$4,589	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	03/22/21	0%	\$4,589
73	Loan #385	\$2,239	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	03/23/21	0%	\$2,239
74	Loan #386	\$4,589	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	03/22/21	0%	\$4,589
75	Loan #391	\$4,664	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	08/27/25	0%	\$4,414

76	Loan #408	\$169,494	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	06/14/36	3%	\$164,994
77	Loan #419	\$5,689	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	06/27/21	0%	\$5,689
78	Loan #424	\$5,989	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	07/18/21	0%	\$5,989
79	Loan #436	\$104,238	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	08/28/16	3%	\$108,500
80	Loan #460	\$26,782	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	05/04/17	3%	\$26,782
81	Loan #507	\$5,973	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	06/27/22	0%	\$5,973
82	Loan #510	\$4,529	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	04/14/37	0%	\$54,669
83	Loan #532	\$5,000	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	12/03/22	0%	\$5,000
84	Loan #540	\$29,300	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	02/05/14	3%	\$21,214
85	Loan #549	\$5,973	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	11/16/22	0%	\$5,972
86	Loan #550	\$3,934	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	11/21/22	0%	\$3,934
87	Loan #556	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	06/01/38	Equity Share	\$50,000
88	Loan #563	\$5,489	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	10/21/23	0%	\$10,978
89	Loan #564	\$5,439	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	10/17/23	0%	\$5,439
90	Loan #569	\$4,839	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	11/13/23	0%	\$4,839
91	Loan #592	\$4,440	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	05/15/24	0%	\$4,364
92	Loan #599	\$5,580	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	05/20/24	0%	\$5,580
93	Loan #602	\$4,989	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	08/17/24	0%	\$4,964
94	Loan #613	\$70,875	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	02/15/25	0%	\$5,316
95	Loan #629	\$5,775	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	08/27/25	0%	\$5,705



96	Loan #632	\$22,950	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	12/19/19	3%	\$22,950
97	Loan #639	\$5,901	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	09/21/25	0%	\$5,901
98	Loan #645	\$5,714	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	10/15/25	0%	\$5,712
99	Loan #646	\$5,843	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	11/17/25	0%	\$5,843
100	Loan #471	\$115,500	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	12/20/36	6.5%	\$111,328
101	Loan	\$26,450	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	8/24/2023	3%	\$26,450
102	Loan #164	\$23,400	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	5/1/2030	5%	\$23,400
103	Loan	\$3,526	Prior to 08/01/10	Please contact Successor Agency	Landscape	Yes	7/12/2020	0%	\$3,526
104	Loan #504	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	8/1/1937	Equity Share	\$50,000
105	Loan	\$150,000	6/1/2008	Please contact Successor Agency	Multifamily Low- Mod Housing Development	Yes	55 years	3%	\$150,000
106	Loan	\$1,000,000	8/12/2012	Please contact Successor Agency	Multifamily Low- Mod Housing Development	Yes	55 years	3%	\$1,000,000
107	Loan	\$250,000	8/30/2004	Please contact Successor Agency	Senior/Disabled Affordable Housing	Yes	55 years	3%	\$143,607
108	Loan	\$1,075,000	4/5/2011	Please contact Successor Agency	Senior Affordable Housing Development	Yes	55 years	3%	\$1,075,000

**City of Oroville**  
**Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)**

Item #	Type of payment a/	Type of property with which they payments are associated b/	Property owner	Entity that collects the payments	Entity to which the collected payments are ultimately remitted	Purpose for which the payments are used	Is the property encumbered by a low-mod housing covenant?	Source of low-mod housing covenant c/	Item # from Exhibit A the rent/operation is associated with (if applicable)	
1	Residual Receipt	Multi Family Low-Mod Housing	Oroville Pacific Associates	City of Oroville as Successor Agency to the Former RDA	City of Oroville as Successor Agency to the Former RDA	Affordable Housing Related Activities	Yes	Regulatory Agreement	105	Hillview Ridge I
2	Residual Receipt	Multi Family Low-Mod Housing	Oroville Pacific Associates	City of Oroville as Successor Agency to the Former RDA	City of Oroville as Successor Agency to the Former RDA	Affordable Housing Related Activities	Yes	Regulatory Agreement	106	Hillview Ridge II
3	Residual Receipt	Senior Disabled Low-Mod Housing	HPD Oroville Manor L.P.	City of Oroville as Successor Agency to the Former RDA	City of Oroville as Successor Agency to the Former RDA	Affordable Housing Related Activities	Yes	Regulatory Agreement	107	Oroville Manor
4										
5										
6										
7										

a/ May include revenues from rents, operation of properties, residual receipt payments from developers, conditional grant repayments, costs savings and proceeds from refinancing, and principal and interest payments from homebuyers subject to enforceable income limits.

b/ May include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

c/ May include California Redevelopment Law, tax credits, state bond indentures, and federal funds requirements.

**City of Oroville**  
**Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)**

Item #	Type of payment a/	Type of property with which the payments are associated b/	Property owner	Entity that collects the payments	Entity to which the collected payments are ultimately remitted	Purpose for which the payments are used	Is the property encumbered by a low-mod housing covenant?	Source of low-mod housing covenant c/	Item # from Exhibit A the rent is associated with (if applicable)
1	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	9
2	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	10
3	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	11
4	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	13
5	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	15
6	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	16
7	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	12
8	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	14
9	P&I	Low Mod Housing	Please contact Successor Agency staff	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	n/a
10	P&I	Low Mod Housing	Please contact Successor Agency staff	City	Former RDA	Enforce affordability covenant	Yes	Housing Rehabilitation Loan	n/a

11	P&I	Low Mod Housing	Please contact Successor Agency staff	City	Former RDA	Enforce affordability covenant	Yes	Housing Rehabilitation Loan	n/a
12	P&I	Low Mod Housing	Please contact Successor Agency staff	City	Former RDA	Enforce affordability covenant	Yes	Home Repair Loan	n/a
13	P&I	Low Mod Housing	Please contact Successor Agency staff	Note Servicing	Former RDA	Enforce affordability covenant	Yes	Home Buyer Loan	n/a
14	P&I	Low Mod Housing	Please contact Successor Agency staff	Note Servicing	Former RDA	Enforce affordability covenant	Yes	Home Buyer Loan	n/a
15	P&I	Low Mod Housing	Please contact Successor Agency staff	Note Servicing	Former RDA	Enforce affordability covenant	Yes	Home Buyer Loan	n/a
16	P&I	Low Mod Housing	Please contact Successor Agency staff	City	Former RDA	Enforce affordability covenant	Yes	Housing Rehabilitation Loan	n/a
17	P&I	Low Mod Housing	Please contact Successor Agency staff	City	Former RDA	Enforce affordability covenant	Yes	Home Buyer Loan	n/a
18									
19									
20									

a/ May include rents or home loan payments.

b/ May include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

c/ May include California Redevelopment Law, tax credits, state bond indentures, and federal funds requirements.

City of Oroville

Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)

Item #	Purpose for which funds were deferred	Fiscal year in which funds were deferred	Amount deferred	Interest rate at which funds were to be repaid	Current amount owed	Date upon which funds were to be repaid
1						
2						
3						
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20						

## APPENDIX B – HOMEOWNERSHIP UNIT INVENTORY

### Inventory of Homeownership Units w/ Affordability Restrictions

#### City of Oroville

Program	Address	Restriction Start Date	Restriction End Date
First Time Home Buyer Program	10 Ruxton	12/30/2008	12/29/2028
First Time Home Buyer Program	Various	11/22/2008	11/21/2038
First Time Home Buyer Program	Various	11/23/2008	11/22/2038
First Time Home Buyer Program	Various	11/24/2008	11/23/2038
In-Fill Construction FTHB	Gray Street	11/25/2008	11/24/2038
In-Fill Construction FTHB	Florence Ave.	11/26/2008	11/25/2038
In-Fill Construction FTHB	Pine St	11/27/2008	11/26/2038
Landscape Improvement Program	Various	11/28/2008	11/27/2038
Landscape Improvement Program	Various	11/29/2008	11/28/2038
Landscape Improvement Program	Various	11/30/2008	11/29/2038
Landscape Improvement Program	Various	12/1/2008	11/30/2038
Landscape Improvement Program	Various	12/2/2008	12/1/2038
Landscape Improvement Program	Various	12/3/2008	12/2/2038
Landscape Improvement Program	Various	12/4/2008	12/3/2038
Landscape Improvement Program	Various	12/5/2008	12/4/2038
Landscape Improvement Program	Various	12/6/2008	12/5/2038
Landscape Improvement Program	Various	12/7/2008	12/6/2038
Landscape Improvement Program	Various	12/8/2008	12/7/2038
Landscape Improvement Program	Various	12/9/2008	12/8/2038
Landscape Improvement Program	Various	12/10/2008	12/9/2038
Landscape Improvement Program	Various	12/11/2008	12/10/2038
Landscape Improvement Program	Various	12/12/2008	12/11/2038
Landscape Improvement Program	Various	12/13/2008	12/12/2038
Landscape Improvement Program	Various	12/14/2008	12/13/2038
Landscape Improvement Program	Various	12/15/2008	12/14/2038
Landscape Improvement Program	Various	12/16/2008	12/15/2038
Landscape Improvement Program	Various	12/17/2008	12/16/2038
RDA Housing Rehabilitation Program	Grand View Dr., Boyton Ave., Bird St.	12/18/2008	12/17/2038
First Time Home Buyer Program	Various	12/19/2008	12/18/2038
First Time Home Buyer Program	Various	12/20/2008	12/19/2038
First Time Home Buyer Program	Various	12/21/2008	12/20/2038
First Time Home Buyer Program	Various	12/22/2008	12/21/2038
First Time Home Buyer Program	Various	12/23/2008	12/22/2038
First Time Home Buyer Program	Various	12/24/2008	12/23/2038
First Time Home Buyer Program	Various	12/25/2008	12/24/2038
First Time Home Buyer Program	Various	12/26/2008	12/25/2038
First Time Home Buyer Program	Various	12/27/2008	12/26/2038

## Inventory of Homeownership Units w/ Affordability Restrictions

### City of Oroville

Program	Address	Restriction Start Date	Restriction End Date
First Time Home Buyer Program	Various	12/28/2008	12/27/2038
First Time Home Buyer Program	Various	12/29/2008	12/28/2038
In-Fill Construction FTHB	Various	12/30/2008	12/29/2038
In-Fill Construction FTHB	Various	12/31/2008	12/30/2038
In-Fill Construction FTHB	Various	1/1/2009	12/31/2038
Landscape Improvement Program	Various	1/2/2009	1/1/2039
Landscape Improvement Program	Various	1/3/2009	1/2/2039
Landscape Improvement Program	Various	1/4/2009	1/3/2039
Landscape Improvement Program	Various	1/5/2009	1/4/2039
Landscape Improvement Program	Various	1/6/2009	1/5/2039
Landscape Improvement Program	Various	1/7/2009	1/6/2039
Landscape Improvement Program	Various	1/8/2009	1/7/2039
Landscape Improvement Program	Various	1/9/2009	1/8/2039
Landscape Improvement Program	Various	1/10/2009	1/9/2039
Landscape Improvement Program	Various	1/11/2009	1/10/2039
Landscape Improvement Program	Various	1/12/2009	1/11/2039
Landscape Improvement Program	Various	1/13/2009	1/12/2039
Landscape Improvement Program	Various	1/14/2009	1/13/2039
Landscape Improvement Program	Various	1/15/2009	1/14/2039
Landscape Improvement Program	Various	1/16/2009	1/15/2039
Landscape Improvement Program	Various	1/17/2009	1/16/2039
Landscape Improvement Program	Various	1/18/2009	1/17/2039
Landscape Improvement Program	Various	1/19/2009	1/18/2039
Landscape Improvement Program	Various	1/20/2009	1/19/2039
Landscape Improvement Program	Various	1/21/2009	1/20/2039
RDA Housing Rehabilitation Program	Grand View Dr	1/22/2009	1/21/2039
RDA Housing Rehabilitation Program	Boyton Ave.	1/23/2009	1/22/2039
RDA Housing Rehabilitation Program	Bird St	1/24/2009	1/23/2039
RDA Housing Rehabilitation Program	Various	1/25/2009	1/24/2039
RDA Housing Rehabilitation Program	Various	1/26/2009	1/25/2039
RDA Housing Rehabilitation Program	Various	1/27/2009	1/26/2039
RDA Housing Rehabilitation Program	Various	1/28/2009	1/27/2039
First Time Home Buyer Program	Various	1/29/2009	1/28/2039
First Time Home Buyer Program	Various	1/30/2009	1/29/2039
First Time Home Buyer Program	Various	1/31/2009	1/30/2039
First Time Home Buyer Program	Various	2/1/2009	1/31/2039
First Time Home Buyer Program	Various	2/2/2009	2/1/2039
First Time Home Buyer Program	Various	2/3/2009	2/2/2039
First Time Home Buyer Program	Various	2/4/2009	2/3/2039
First Time Home Buyer Program	Various	2/5/2009	2/4/2039
First Time Home Buyer Program	Various	2/6/2009	2/5/2039

**Inventory of Homeownership Units w/ Affordability Restrictions**

**City of Oroville**

Program	Address	Restriction Start Date	Restriction End Date
First Time Home Buyer Program	Various	2/7/2009	2/6/2039
First Time Home Buyer Program	Various	2/8/2009	2/7/2039
First Time Home Buyer Program	Various	2/9/2009	2/8/2039
First Time Home Buyer Program	Various	2/10/2009	2/9/2039
First Time Home Buyer Program	Various	2/11/2009	2/10/2039
First Time Home Buyer Program	Various	2/12/2009	2/11/2039
First Time Home Buyer Program	Various	2/13/2009	2/12/2039
First Time Home Buyer Program	Various	2/14/2009	2/13/2039
First Time Home Buyer Program	Various	2/15/2009	2/14/2039
First Time Home Buyer Program	Various	2/16/2009	2/15/2039
First Time Home Buyer Program	Various	2/17/2009	2/16/2039
First Time Home Buyer Program	Various	2/18/2009	2/17/2039
CALHOME Fund Rehabilitation Program	Various		2/18/2039
CALHOME Fund Rehabilitation Program	Various		2/19/2039
CALHOME Fund Rehabilitation Program	Various		2/20/2039
First Time Home Buyer Program	1 Bremer	1/1/2007	1/1/2057
Housing Rehabilitation Project	Various	10/23/2008	10/22/2058
Housing Rehabilitation Project	Various	10/24/2008	10/23/2058
Housing Rehabilitation Project	Various	10/25/2008	10/24/2058
Housing Rehabilitation Project	Various	10/26/2008	10/25/2058
Housing Rehabilitation Project	Various	10/27/2008	10/26/2058
Housing Rehabilitation Project	Various	10/28/2008	10/27/2058
Housing Rehabilitation Project	Various	10/29/2008	10/28/2058
Housing Rehabilitation Project	Various	10/30/2008	10/29/2058
Housing Rehabilitation Project	Various	10/31/2008	10/30/2058
Housing Rehabilitation Project	Various	11/1/2008	10/31/2058
Housing Rehabilitation Project	Various	11/2/2008	11/1/2058
Housing Rehabilitation Project	Various	11/3/2008	11/2/2058
Housing Rehabilitation Project	Various	11/4/2008	11/3/2058
Housing Rehabilitation Project	Various	11/5/2008	11/4/2058
City Housing Construction	Various	11/6/2008	11/5/2058
City Housing Construction	Various	11/7/2008	11/6/2058
City Housing Construction	Various	11/8/2008	11/7/2058
City Housing Construction	Various	11/9/2008	11/8/2058
City Housing Construction	Various	11/10/2008	11/9/2058
City Housing Construction	Various	11/11/2008	11/10/2058
City Housing Construction	Various	11/12/2008	11/11/2058
City Housing Construction	Various	11/13/2008	11/12/2058
First Time Home Buyer Program	Various	11/14/2008	11/13/2058
First Time Home Buyer Program	Various	11/15/2008	11/14/2058
First Time Home Buyer Program	Various	11/16/2008	11/15/2058



**Inventory of Homeownership Units w/ Affordability Restrictions**

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**City of Oroville**

Program	Address	Restriction Start Date	Restriction End Date
First Time Home Buyer Program	Various	11/17/2008	11/16/2058
First Time Home Buyer Program	Various	11/18/2008	11/17/2058
First Time Home Buyer Program	Various	11/19/2008	11/18/2058
First Time Home Buyer Program	Various	11/20/2008	11/19/2058
First Time Home Buyer Program	Various	11/21/2008	11/20/2058

*Note: Inventory does not include units assisted prior to 2003-04 due to limited records*