

**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: Bill LaGrone Title City Administrator Phone (530) 538-2235 E-Mail blagrone@oropd.org
 Address _____
 Entity Assuming the Housing Functions _____ Title _____ Phone _____ E-Mail _____
 Contact Name: _____ 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

Exhibit B- Personal Property

Exhibit C - Low-Mod Encumbrances Exhibit D - Loans/Grants Receivables Exhibit E - Rents/Operations

Exhibit F- Rents

Exhibit G - Deferrals

Prepared By: **Amy Bergstrand**

X
X
X
X
X

Exhibit A - Real Property

City of Oroville

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

Item #	Description	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	Transferring to Veteran's Development Corp for affordable Housing. City Council approval 11/19/19. Appraised	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	Transferring to Veteran's Development Corp for affordable Housing. City Council approval 11/19/19. Appraised	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
5	Transferring to Veteran's Development Corp for affordable Housing. City Council approval 11/19/19. Appraised	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
8	In LPP contract. I hope to have that sale finalized in	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	02/01/12	See footnote /f	N/A	N/A	10/08/03	Ownership
11		Low-Mod Housing	115 Worthy Avenue	\$122,000	1,057	1,057	yes	Lease/Purchase	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	02/01/12	See footnote /f	N/A	N/A	01/25/08	Ownership
15		Low-Mod Housing	2950 El Noble Ave.	\$90,000	960	960	yes	Lease/Purchase	02/01/12	See footnote /f	N/A	N/A	09/28/04	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

98	transferred to VHDC on 12/16/2020 for veteran affordable	Low-Mod Housing	3711 Ashley Ave	unknown	1,199										
99		Low-Mod Housing	711 Montgomery	unknown	N/A										
100	transferred to VHDC on 10/2021 for veteran affordable	Low-Mod Housing	2420 Baldwin Ave	unknown	758										
101	Sold 9/22/2021 for \$130,000 Market rate	Low-Mod Housing	2244 Mitchell Ave.	unknown	810										
102	Sold 09/15/2021 for \$165,000 Market	Low-Mod Housing	1250 Robinson St.	unknown	1,710										

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	Acquisition cost funded with Low-Mod Housing Fund monies	Acquisition costs funded with	Acquisition costs funded with non-RDA	Date of acquisition by the former RDA
1	Vehicle	2012 Ford Flex	\$7,500	04/30/12	\$28,475	N/A	N/A	7/19/11
2								

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

Exhibit C - Low-Mod Encumbrances

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 counterpart	Total amount currently owed for the	Is the property encumbered by a low-mod housing covenant?	Source of low-mod housing covenant	Current owner of the property	Construction or acquisition cost funded with Low-Mod Housing Fund	Construction or acquisition costs funded with	Construction or acquisition costs funded with non-RDA funds	Date of construction or
1	no updates										
2											
3											

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.

Exhibit D - Loans/Grants Receivables
City of Oroville

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

Item #	Was the Low-Mod Housing Fund amount issued for a loan or a grant?	Amount of the loan or grant	Date the loan or grant was issued	Person or entity to whom the loan or grant was issued	Purpose for which the funds were loaned or granted	Are there contractual requirements specifying the purposes	Repayment date, if the funds are for a loan	Interest rate of loan a/	Current outstanding loan balance	
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%	\$0	repaid 1/28/2021
3	Loan #677	\$99,000	9/28/2011	Please contact Successor Agency	First Time Homebuyer	Yes	09/28/41	4.42%	\$80,575	
4	Loan #1	\$30,100	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	unknown	3%	\$13,606	
5	Loan #33	\$30,250	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	unknown		\$14,847	
22	Loan #537	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	unknown	Equity Share	\$49,015	
23	Loan #172	\$21,000	Prior to 08/01/10	Please contact Successor Agency	Rehabilitation	Yes	07/01/33	5%	\$0	repaid 06/21/2021
24	Loan #209	\$7,500	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	08/01/34	5%	\$13,866	
25	Loan #306	\$25,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	12/29/24	5%	\$45,640	
29	Loan #400	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	05/03/36	Equity Share	\$87,925	
31	Loan #404	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	06/05/36	Equity Share	\$0	repaid 2021
32	Loan #410	\$25,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	03/15/35	5%	\$45,380	
34	Loan #445	\$50,000	Prior to 08/01/10	Please contact Successor Agency	First Time Homebuyer	Yes	09/29/36	Equity Share	\$67,521	
36	Loan #448 08/01/10	\$50,000	Prior to		Yes	10/02/36			\$50,000	
37	Loan #454 08/01/10	\$10,000	Prior to		Yes	07/18/35			\$78,005	

38	Loan #464 08/01/10	\$50,000	Prior to	Yes	12/12/36	\$86,397
39	Loan #474 08/01/10	\$50,000	Prior to	Yes	01/19/37	\$86,137
40	Loan #477 08/01/10	\$50,000	Prior to	Yes	02/15/37	\$50,000
41	Loan #488 08/01/10	\$50,000	Prior to	Yes	04/01/37	\$49,944
42	Loan #503 08/01/10	\$50,000	Prior to	Yes	06/01/37	\$50,000
46	Loan #527 08/01/10	\$50,000	Prior to	Yes	11/01/37	\$50,000
47	Loan #528 08/01/10	\$50,000	Prior to	Yes	11/01/37	\$50,000
48	Loan #531 08/01/10	\$50,000	Prior to	Yes	12/01/37	\$50,000
49	Loan #534 08/01/10	\$50,000	Prior to	Yes	02/06/38	\$50,000
52	Loan #551 08/01/10	\$50,000	Prior to	Yes	04/01/38	\$50,000
53	Loan #557 08/01/10	\$50,000	Prior to	Yes	08/01/38	\$50,000
54	Loan #625 08/01/10	\$25,000	Prior to	Yes	07/01/40	\$36,356
55	Loan #635 08/01/10	\$25,000	Prior to	Yes	08/01/40	\$25,000
57	Loan #18 08/01/10	\$30,000	Prior to	Yes	08/01/14	\$37,294
58	Loan #99 08/01/10	\$21,000	Prior to	Yes	04/12/16	\$34,378
60	Loan #309 08/01/10	\$59,000	Prior to	Yes	01/26/15	\$64,093
61	Loan #311 08/01/10	\$45,000	Prior to	Yes	04/01/35	\$66,948
62	Loan #314 08/01/10	\$14,000	Prior to	Yes	05/01/15	\$18,362
64	Loan #329 08/01/10	\$4,500	Prior to	Yes	07/18/20	\$4,500
67	Loan #334 08/01/10	\$14,000	Prior to	Yes	08/24/35	\$20,661

69	Loan #352 08/01/10	\$4,589	Prior to	Yes	09/28/20	\$0	repaid 2021
70	Loan #363 08/01/10	\$128,572	Prior to	Yes	11/13/15	\$403,605	
71	Loan #381 08/01/10	\$2,864	Prior to	Yes	03/20/21	\$0	repaid 2021
72	Loan #382 08/01/10	\$4,589	Prior to	Yes	03/22/21	\$4,189	
73	Loan #385 08/01/10	\$2,239	Prior to	Yes	03/23/21	\$2,239	
74	Loan #386 08/01/10	\$4,589	Prior to	Yes	03/22/21	\$4,189	
75	Loan #391 08/01/10	\$4,664	Prior to	Yes	08/27/25	\$4,664	
76	Loan #408 08/01/10	\$169,494	Prior to	Yes	06/14/36	\$239,512	
77	Loan #419 08/01/10	\$5,689	Prior to	Yes	06/27/21	\$5,689	
79	Loan #436 08/01/10	\$104,238	Prior to	Yes	08/28/16	\$156,719	
82	Loan #510 08/01/10	\$4,529	Prior to	Yes	04/14/37	\$78,703	
84	Loan #540 08/01/10	\$29,300	Prior to	Yes	02/05/14	\$37,427	
85	Loan #549 08/01/10	\$5,973	Prior to	Yes	11/16/22	\$5,972	
87	Loan #556 08/01/10	\$50,000	Prior to	Yes	06/01/38	\$50,000	
90	Loan #569 08/01/10	\$4,839	Prior to	Yes	11/13/23	\$4,839	
91	Loan #592 08/01/10	\$4,440	Prior to	Yes	05/15/24	\$4,364	
94	Loan #613 08/01/10	\$70,875	Prior to	Yes	02/15/25	\$0	repaid 2021
96	Loan #632 08/01/10	\$22,950	Prior to	Yes	12/19/19	\$47,533	
98	Loan #645 08/01/10	\$5,714	Prior to	Yes	10/15/25	\$2,325	
99	Loan #646 08/01/10	\$5,843	Prior to	Yes	11/17/25	\$5,843	

101	Loan 08/01/10	\$26,450	Prior to	Yes	8/24/2023	\$27,958
102	Loan #164 08/01/10	\$23,400	Prior to	Yes	5/1/2030	\$28,538
103	Loan 08/01/10	\$3,526	Prior to	Yes	7/12/2020	\$3,526
104	Loan #504 08/01/10	\$50,000	Prior to	Yes	8/1/1937	\$0
105	Loan#605 6/1/2008	\$150,000		Yes	55 years	\$208,378
106	Loan #704 8/12/2012	\$1,000,000		Yes	55 years	\$1,296,712
107	Loan #375 8/30/2004	\$250,000		Yes	55 years	\$41,251
108	Loan #652 4/5/2011	\$1,075,000		Yes	55 years	\$1,328,730
	Loan #878	\$660,000	6/20/19	Yes	55 years	\$700,192

repaid 2021

Exhibit E - Rents/Operations

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	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-	Source of low-mod housing covenant c/	Item # from Exhibit A the rent/operation is associat
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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
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
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
4	Residual Receipt	Senior Low-Mod Housing	Willow Partners LLC	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	

Hilview Ridge I
Hilview Ridge II
Oroville Manor

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.

Exhibit F - Rents

City of Oroville

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

Item #	Type of payment	Type of property with which the payments are	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-	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	sold
2	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	10	sold
3	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	11	sold
4	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	13	sold
5	Rent	Low Mod Housing	Former RDA	City	Former RDA	Enforce affordability covenant	Yes	Lease to Purchase Agreement	15	sold

6	Rent	Low Mod Housing	Former RDA		City		Former RDA	Enforce affordability covenant	Yes		Lease to Purchase Agreement	16	sold
7	Rent	Low Mod Housing	Former RDA		City		Former RDA	Enforce affordability covenant	Yes		Lease to Purchase Agreement	12	sold
8	Rent	Low Mod Housing	Former RDA		City		Former RDA	Enforce affordability covenant	Yes		Lease to Purchase Agreement	14	sold
9	P&I	Low Mod Housing	Please contact Success or Agency staff		City		Former RDA	Enforce affordability covenant	Yes		Lease to Purchase Agreement	n/a	
10	P&I	Low Mod Housing	Please contact Success or Agency staff		City		Former RDA	Enforce affordability covenant	Yes		Housing Rehabilitation Loan	n/a	
11	P&I	Low Mod Housing	Please contact Success or Agency staff		City		Former RDA	Enforce affordability covenant	Yes		Housing Rehabilitation Loan	n/a	
12	P&I	Low Mod Housing	Please contact Success or Agency staff		City		Former RDA	Enforce affordability covenant	Yes		Home Repair Loan	n/a	

13	P&I	Low Mod Housing	Please contact Success or Agency staff	Note Servicing		Former RDA	Enforce affordability covenant	Yes		Home Buyer Loan	n/a
14	P&I	Low Mod Housing	Please contact Success or Agency staff	Note Servicing		Former RDA	Enforce affordability covenant	Yes		Home Buyer Loan	n/a
15	P&I	Low Mod Housing	Please contact Success or Agency staff	Note Servicing		Former RDA	Enforce affordability covenant	Yes		Home Buyer Loan	n/a
16	P&I	Low Mod Housing	Please contact Success or Agency staff	City		Former RDA	Enforce affordability covenant	Yes		Housing Rehabilitation Loan	n/a
17	P&I	Low Mod Housing	Please contact Success or 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.

Exhibit G - Deferrals

City of Oroville

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

	Purpose for which funds were deferred	Fiscal year in which funds were deferred	Amount deferred	Interest rate at which funds were to be	Current amount owed	Date upon which funds were to be repaid
1						
2	no updates					
3						