

**ATTACHMENT A**  
**SUMMARY OF EXCESS BOND PROCEEDS**  
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**ATTACHMENT A**  
**Summary of Excess Bond Proceeds**

**Balances as of June 30, 2014 after ROPS 14-15A scheduled payments**

	<b>Tax-Exempt</b>	<b>Taxable</b>	<b>Total</b>
Adelante Eastside	\$ 4,713,116.41	\$ 1,861,119.88	\$ 6,574,236.29
Beacon Street	\$ -	\$ 83,752.86	\$ 83,752.86
Broadway/Manchester	\$ -	\$ 299,421.10	\$ 299,421.10
Crenshaw/Slauson	\$ -	\$ 1,626,682.26	\$ 1,626,682.26
East Hollywood/Beverly-Normandie	\$ -	\$ 3,215,233.81	\$ 3,215,233.81
Hollywood	\$ 6,394,258.62	\$ 1,455,105.27	\$ 7,849,363.89
Hoover	\$ -	\$ 120,063.74	\$ 120,063.74
Laurel Canyon	\$ -	\$ 1,169,697.44	\$ 1,169,697.44
Little Tokyo	\$ -	\$ 1,311,640.46	\$ 1,311,640.46
Monterey Hills	\$ -	\$ 50,376.44	\$ 50,376.44
Normandie 5	\$ 277,037.43	\$ 1,132,705.58	\$ 1,409,743.01
North Hollywood	\$ 3,244,053.13	\$ -	\$ 3,244,053.13
Pacific Corridors	\$ -	\$ 32,622.16	\$ 32,622.16
Pacoima/Panorama City	\$ 15,048,351.12	\$ 2,265,632.24	\$ 17,313,983.36
Pico Union 1	\$ -	\$ 485,815.89	\$ 485,815.89
Pico Union 2	\$ -	\$ 3,739,238.00	\$ 3,739,238.00
Reseda/Canoga Park	\$ 9,582,774.79	\$ 13,733,573.18	\$ 23,316,347.97
Watts	\$ -	\$ 188,746.30	\$ 188,746.30
Western/Slauson	\$ -	\$ 123,653.75	\$ 123,653.75
Westlake	\$ -	\$ 4,566,973.72	\$ 4,566,973.72
Wilshire Center/Koreatown	\$ 1,857,954.42	\$ 7,789,574.92	\$ 9,647,529.34
<b>TOTAL</b>	<b>\$ 41,117,545.92</b>	<b>\$ 45,251,629.00</b>	<b>\$ 86,369,174.92</b>

**ATTACHMENT B**  
**BOND EXPENDITURE AGREEMENT**  
**(next page)**

## **BOND EXPENDITURE AGREEMENT**

This Bond Expenditure Agreement (the "Agreement") is entered into as of \_\_\_\_\_, 2014, by and between the City of Los Angeles, a charter city (the "City"), and CRA/LA, a Designated Local Authority ("CRA/LA"), in its capacity as the successor agency to The Community Redevelopment Agency of the City of Los Angeles, California ("Former Agency"). The City and CRA/LA are at times referred to herein collectively as the "Parties," and singularly as a "Party."

### **Recitals**

A. On February 1, 2012, the Former Agency dissolved pursuant to California Health and Safety Code Section 34172.

B. In accordance with California Health and Safety Code Section 34173(d)(3), CRA/LA was formed to serve as the successor agency of the Former Agency.

C. Prior to its dissolution the Former Agency issued one or more series of both tax-exempt and taxable tax allocation bonds. In addition, The Community Redevelopment Finance Authority of The Community Redevelopment Agency of the City of Los Angeles ("CRFA") issued both tax-exempt and taxable tax allocation bonds. The proceeds of the Former Agency and CRFA bonds were provided to the Former Agency to be used for redevelopment purposes.

D. Pursuant to the bond indentures and trust agreements for the various tax allocation bond issuances, CRA/LA is required to file annual continuing disclosure statements for each bond issuance (the "Continuing Disclosures").

E. From time to time, and to reduce debt service costs, CRA/LA has in the past and intends in the future to participate in the County of Los Angeles Bonding Refunding Program, which requires CRA/LA to affirmatively represent that bond proceeds have been used in accordance with the respective tax certificate and other bond documents (the "Refunding Representations").

F. CRA/LA received its Finding of Completion under California Health and Safety Code Section 34179.7 from the California Department of Finance on September 10, 2013.

G. California Health and Safety Code Section 34191.4(c) allows a successor agency that has received a finding of completion to use bond proceeds from bonds issued prior to 2011 for purposes for which the bonds were sold, provides that such proceeds in excess of amounts needed to satisfy approved enforceable obligations shall be expended in a manner consistent with the original bond covenants, and further provides that such expenditures shall constitute "excess bond proceeds obligations" that shall be listed separately on the successor agency's Recognized Obligation Payment Schedule ("ROPS").

H. CRA/LA has and will have so-called "excess bond proceeds," *i.e.*, pre-2011 tax allocation bond proceeds that are not otherwise obligated for approved enforceable obligations.

I. The California Community Redevelopment Law (California Health and Safety Code Section 33000, *et seq.*) (the "Redevelopment Law") provides for a cooperative relationship between cities and their redevelopment agencies, as well as their successor agencies which have assumed the duties and obligations of the former redevelopment agencies. Under California Health and Safety Code Section 33220, a city may aid and cooperate in the planning, undertaking, construction, or operation of redevelopment projects. California Health and Safety Code Section 33220(e) specifically authorizes a city to enter into an agreement with any other public entity to further redevelopment purposes. California Health and Safety Code Section 34178 allows a successor agency and its sponsoring city to enter into agreements with the approval of the oversight board.

J. The City has requested that CRA/LA provide excess bond proceeds to the City to enable the City to use such proceeds for the redevelopment purposes for which the tax allocation bonds were sold, in a manner consistent with the bond covenants, by undertaking projects, programs and activities that were not previously funded and obligated by CRA/LA or the City prior to the enactment of the Dissolution Law. The City has adopted a spending plan (the "Bond Spending Plan") for using such excess bond proceeds, attached to this Agreement as Schedule A to advance the City's community development goals while promoting fiscal and social benefits flowing to the affected taxing entities from successful development.

K. The Oversight Board, being the Oversight Board for CRA/LA, established pursuant to the California Health and Safety Code Section 34179, has determined that the expenditure of excess bond proceeds in accordance with this Agreement will benefit the affected taxing entities, because such expenditures will help eliminate physical, economic, and social burdens within the applicable project areas and promote the public peace, health, safety, and welfare through the construction of public infrastructure and community facilities, the provision of affordable housing, and business assistance essential to encouraging private investment, thereby increasing the economic vitality of the areas through increased property tax revenues, sales tax revenues, and job creation, and improving the overall quality of life for the areas' residents. The Oversight Board has approved the execution of this Agreement and the provision of excess bond proceeds to the City for the purposes described herein.

L. In order to facilitate the use of excess bond proceeds consistent with the bond covenants, CRA/LA and the City have negotiated this Agreement authorizing the transfer of excess bond proceeds by CRA/LA to the City, and the City's use of such proceeds consistent with applicable bond covenants, this Agreement and the Bond Spending Plan, as amended by the City from time to time. The Parties intend that this Agreement shall constitute an excess bond proceeds obligation within the meaning of California Health and Safety Code Section 34191.4(c)(2)(A) to be paid from excess bond proceeds. With Oversight Board approval, CRA/LA shall list this Agreement authorizing the transfer of excess bond proceeds, on its ROPS for January through June of 2015 ("ROPS 14-15B") as an obligation to be funded with excess bond proceeds.

NOW, THEREFORE, IN CONSIDERATION OF THE MUTUAL PROMISES CONTAINED HEREIN, AND FOR OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT AND ADEQUACY OF WHICH IS HEREBY ACKNOWLEDGED, THE PARTIES HEREBY AGREE AS FOLLOWS:

## 1. **RECITALS**

The recitals above are an integral part of this Agreement and set forth the intentions of the Parties and the premises on which the Parties have decided to enter into this Agreement.

## 2. **DEFINITIONS**

For purposes of this Agreement, the following terms shall have the indicated meaning:

“Bond Spending Plan” is that certain plan for the expenditure of the Excess Bond Proceeds by the City, attached to this Agreement as Schedule A, as amended by the City from time to time in accordance with the provisions of this Agreement.

“Dissolution Law” means Parts 1.8 and 1.85 of Division 24 of the California Health and Safety Code, commencing with Section 34161, and other statutes governing the dissolution of redevelopment agencies and the wind-down of redevelopment activities.

“Effective Date” means the date that is the later of (1) the date CRA/LA executes this Agreement and (2) the date the City executes this Agreement.

“Enforceable Obligations” means enforceable obligations, other than Excess Bond Proceeds obligations, as defined under the Dissolution Law, approved on a ROPS.

“Excess Bond Proceeds” means (1) proceeds from tax allocation bonds issued by the Former Agency or CRFA on or before December 31, 2010 (collectively, referred to herein as tax allocation bonds), (2) sale proceeds and other revenues received by the CRA/LA and generated by properties or other assets acquired and/or improved with proceeds from such tax allocation bonds, and (3) other income or revenues received by the CRA/LA which were generated from assets acquired or funded with proceeds from such tax allocation bonds, which are not needed to satisfy Enforceable Obligations and are held by the CRA/LA as of the Effective Date. Excess Bond Proceeds are listed on Schedule B to this Agreement, attached hereto and incorporated herein by reference.

## 3. **CRA/LA’s OBLIGATIONS**

CRA/LA shall have the following obligations under this Agreement:

3.1 **TRANSFER OF EXCESS BOND PROCEEDS.** CRA/LA shall transfer to the City, no later than January 31, 2015, Excess Bond Proceeds in the amount of Eighty Six Million Three Hundred Sixty Nine Thousand One Hundred Seventy Four Dollars and Ninety-One Cents (\$86,369,174.91) or such other amount as approved on ROPS 14-15B, pursuant to the City's written instructions given to CRA/LA in accordance with Section 4.1. The amount of Excess Bond Proceeds reflected on Schedule B is net of the CRA/LA’s costs to administer the tax allocation bond issuances in the amount of Three Million Four Hundred Sixty Six Thousand Six Hundred Twenty Nine Dollars and Eighty One Cents (\$3,466,629.81).

3.2 **MODIFICATION OF BOND COVENANTS.** In the event that following the Effective Date of this Agreement CRA/LA or CRFA modifies any of the bond covenants with

respect to any of the tax allocation bonds listed on Schedule B, CRA/LA shall provide written notice to the City of such modifications in accordance with Section 8 prior to the date of effectiveness of any such modification.

3.3 REPORTING REQUIREMENTS. CRA/LA shall present the quarterly Excess Bond Proceeds accounting information received by it from the City pursuant to Section 4.6 of this Agreement to the CRA/LA Governing Board and then to the Oversight Board at their next regularly scheduled meeting or as soon as possible thereafter for receive and file purposes.

#### **4. CITY'S OBLIGATIONS**

The City shall have the following obligations under this Agreement:

4.1 WRITTEN INSTRUCTIONS; SEGREGATED ACCOUNT OR ACCOUNTS. Not later than January 19, 2015, the City shall, in accordance with Section 8, provide written instructions to the CRA/LA, which instructions shall designate the segregated account or accounts in which the Excess Bond Proceeds shall be deposited, together with wire or other payment instructions, the department or departments which shall administer the Excess Bond Proceeds, and the provisions of this Agreement, and the name and contract information of the person designated by the City as the contact person for CRA/LA to coordinate all matters relating to the Excess Bond Proceeds and the provisions of this Agreement.

4.2 INTEREST EARNINGS. All interest earnings received by the City from its investment of Excess Bond Proceeds shall be retained in the account or accounts in which the Excess Bond Proceeds are deposited and shall be used by the City in compliance with the applicable bond covenants, the provisions of this Agreement, the Bond Spending Plan and the Redevelopment Law.

4.3 BOND OVERSIGHT COMMITTEE. Within a reasonable time after the Effective Date of this Agreement, the City shall establish a Bond Oversight Committee (BOC), consisting of the City Administrative Officer, the Chief Legislative Analyst, and the Mayor, or designees, to oversee the Excess Bond Proceeds to ensure that the City spends the Excess Bond Proceeds in compliance with the applicable bond covenants, the provisions of this Agreement, the Bond Spending Plan, and the Redevelopment Law. The BOC shall prepare a report to the City Council and Mayor for each proposed appropriation of Excess Bond Proceeds, which report shall include a statement concerning the benefit of the proposed expenditure to the affected taxing entities. A copy of each such report shall be transmitted in a timely manner to the CRA/LA for transmittal to the Governing Board and Oversight Board.

4.4 ACCEPTING, HOLDING, AND USING EXCESS BOND PROCEEDS. The City shall accept, hold, and use the Excess Bond Proceeds transferred to the City by CRA/LA in compliance with the applicable bond covenants, the provisions of this Agreement, the Bond Spending Plan and the Redevelopment Law.

The City may spend Excess Bond Proceeds received or retained under this Agreement for any project, program, or activity authorized under the Bond Spending Plan; provided that the City must spend Excess Bond Proceeds consistent with the bond covenants applicable to the particular Excess Bond Proceeds, including without limitation all requirements relating to



maintaining the tax-exempt nature of any tax-exempt bonds, and in accordance with the applicable provisions of federal, state and local laws, including environmental laws such as the California Environmental Quality Act. The City shall be solely responsible for ensuring that Excess Bond Proceeds are maintained and spent in the Redevelopment Project Area from which the Excess Bond Proceeds are derived and in accordance with the bond covenants applicable to the particular Excess Bond Proceeds, the Redevelopment Law and other applicable laws. The City represents that it has reviewed the closing transcript for each of the tax-exempt tax allocation bond issues listed on Schedule B to this Agreement and is aware of the covenants restricting the use of each respective bond issue. The City shall not take nor allow any recipient of the Excess Bond Proceeds to take any action that results in the inclusion in gross income from federal or State of California income tax purposes of the interest on the Excess Bond Proceeds derived from the tax-exempt bond issuances. The City shall diligently carry out and continue to completion, with all practicable dispatch, the work required for each project, program and activity authorized under the Bond Spending Plan, in a sound and economical manner.

Subject to the covenants herein, the City shall have the sole responsibility with respect to the planning, design, specification, and implementation with respect to all components of the projects, programs and activities to be funded by the City with Excess Bond Proceeds. The City shall disburse or encumber one hundred percent (100%) of the Excess Bond Proceeds for eligible projects, programs or activities within five (5) years following the Effective Date of this Agreement. Excess Bond Proceeds shall be deemed encumbered if committed pursuant to a duly executed contract for expenditure for eligible projects, programs, or activities. All Excess Bond Proceeds shall be disbursed within ten (10) years following the Effective Date of this Agreement, or such sooner time as required by the applicable bond covenants. Any Excess Bond Proceeds that are not disbursed within the ten (10) year period described in the previous sentence shall be returned to CRA/LA within thirty (30) days following the end of such ten (10) year period.

4.5 BOND SPENDING PLAN; AMENDMENTS. The City shall be solely responsible for maintaining and implementing the Bond Spending Plan. The City may transfer funds between approved projects, programs, and activities as long as the transfer is within the Redevelopment Project Area from which the Excess Bond Proceeds are derived, and so long as the Excess Bond Proceeds are spent only on projects, programs, and activities enumerated in the applicable list of Potential Projects set forth in the Bond Spending Plan as of the Effective Date of the Agreement. Provided, however, if the City proposes to amend any project, program or activity included in such list of Potential Projects to add, delete, or otherwise amend a project, program or activity, it shall submit such amendment to the CRA/LA for review and approval of the CRA/LA Governing Board and then the Oversight Board prior to the expenditure of any Excess Bond Proceeds on the proposed additional or amended project, program or activity. Any proposed amendments to the Bond Spending Plan will consider uses that advance the City's community development goals while promoting fiscal and social benefits flowing to the affected taxing entities as more fully described in Recital K above. The City shall spend Excess Bond Proceeds in compliance with the applicable bond covenants, the provisions of this Agreement, the Bond Spending Plan and the Redevelopment Law.

4.6 REPORTING REQUIREMENTS. The City shall provide a semi-annual report to the CRA/LA for transmittal to the CRA/LA Governing Board and Oversight Board setting forth



a summary of Excess Bond Proceeds-supported projects underway or completed in each Redevelopment Project Area. The City shall provide quarterly accounting of its use of Excess Bond Proceeds to CRA/LA substantially in form attached as Schedule C. Upon CRA/LA request, the City shall provide CRA/LA with information reasonably required by CRA/LA to meet its Continuing Disclosure Requirements and to allow CRA/LA to make the necessary Refunding Representations. Upon ten (10) business days' written notice, the City shall provide access to all City records relating to the use of Excess Bond Proceeds in a reasonable form to allow CRA/LA to audit the City's use of the Excess Bond Proceeds. The City shall provide such other information related to the use of the Excess Bond Proceeds as reasonably requested from time to time by CRA/LA, including any such information as the Oversight Board reasonably requests to be presented to the Oversight Board. The parties acknowledge that, except for the reporting requirements set forth in this Section 4.6, the City has no continuing disclosure obligations with respect to the Excess Bond Proceeds.

4.7 LIMITS ON EXCESS BOND PROCEEDS EXPENDITURES. In addition to the requirements in Section 4.5, the City agrees to limit its expenditures of Excess Bond Proceeds for employee or consultant costs, in the aggregate, as follows:

- (i) No tax-exempt Excess Bond Proceeds and no more than one percent (1.0%) of taxable Excess Bond Proceeds shall be expended for employee or consultant costs incurred in bond administration costs in connection with complying with the City's reporting requirements set forth in Section 4.3; and
- (ii) No tax-exempt Excess Bond Proceeds and no more than fifteen percent (15%) of taxable Excess Bond Proceeds shall be expended for employee or consultants costs in connection with planning activities related to the prioritization and/or evaluation of potential projects, reviewing potential projects for compliance with the applicable redevelopment plan, bond covenants, and CEQA, evaluating additional revenue sources, preparing bond appropriation reports to the Council and Mayor, and otherwise maintaining the Bond Spending Plan.

The Parties understand and agree that nothing contained in this Section 4.7 negates the City's obligation to spend the Excess Bond Proceeds consistent with the applicable bond covenants. The City shall maintain records of all expenditures of Excess Bond Proceeds for costs enumerated in subdivisions (i) and (ii) sufficient to demonstrate compliance with the limits set forth therein, and shall provide such records to CRA/LA upon request.

It is understood and agreed that employee or consultant costs directly related to the planning and execution of a specific capital project such as legal, architectural, engineering, contract management, construction inspection, and project management costs shall be deemed direct project capital costs and the City is not restricted in its use of tax-exempt or taxable Excess Bond Proceeds for these costs.

## **5. INDEMNIFICATION**

The City shall be responsible for, and shall indemnify, and hold CRA/LA, its Governing Board, the Oversight Board, their officers, employees, and agents, harmless from, all claims, liabilities, obligations, costs and expenses of every kind and nature whatsoever that CRA/LA may suffer or incur and that arise from or are related, directly or indirectly, to conditions, actions, inactions or events related to the transfer to and/or use of the Excess Bond Proceeds by the City and recipients of the Excess Bond Proceeds from the City which first arise following the date the Excess Bond Proceeds are transferred to the City, including without limitation, any liability CRA/LA may incur as a result of any Excess Bond Proceeds that derive from a tax-exempt issuance losing its tax-exempt status due to the action or inaction of the City or the recipients of Excess Bond Proceeds from the City. The provisions of this Section 5 shall survive the termination of this Agreement.

## **6. ENTIRE AGREEMENT; WAIVERS AND AMENDMENTS; NO THIRD PARTY BENEFICIARIES**

6.1 ENTIRE AGREEMENT. This Agreement constitutes the entire understanding and agreement of the Parties with respect to the transfer and use of Excess Bond Proceeds. This Agreement integrates all of the terms and conditions mentioned herein or incidental hereto, and supersedes all negotiations or previous agreements between the Parties with respect to the subject matter of this Agreement.

6.2 NO THIRD PARTY BENEFICIARIES. This Agreement is intended solely for the benefit of the City and CRA/LA. Notwithstanding any reference in this Agreement to persons or entities other than the City and CRA/LA, there shall be no third party beneficiaries under this Agreement.

6.3 WAIVERS. All waivers of the provisions of this Agreement and all amendments to this Agreement must be in writing and signed by the authorized representatives of the Parties.

## **7. GOVERNING LAW**

This Agreement shall be interpreted under and be governed by the local laws of the State of California.

## **8. NOTICES**

Any notice, request, direction, demand, consent, waiver, approval or other communication required or permitted to be given under this Agreement shall be given in writing and shall be delivered (i) in person, (ii) by certified mail, postage prepaid, return receipt requested, (iii) by facsimile, or (iv) by a commercial overnight courier that guarantees next day delivery and provides a receipt, and addressed to the Parties at the addresses provided below, or at such other address as either Party may hereafter notify the other in writing. Service of any such notice or other communications so made shall be deemed effective on the day of actual delivery (whether accepted or refused) as evidenced by confirmed answerback if by facsimile (provided that if any notice or other communication to be delivered by facsimile is unable to be transmitted because of a problem affecting the receiving Party's facsimile machine, the deadline

for receiving such notice or other communication shall be extended through the next business day), as shown by the addressee's return receipt if by certified mail, and as confirmed by the courier service if by courier; provided, however, that if such actual delivery occurs after 5:00 p.m. (local time where received) or on a non-business day, then such notice or demand so made shall be deemed effective on the first business day following the day of actual delivery. No communications via electronic mail shall be effective to give any notice, request, direction, demand, consent, waiver, approval or other communications hereunder. Notices shall be addressed as follows:

CRA/LA: CRA/LA, a Designated Local Authority  
448 South Hill Street, 12<sup>th</sup> Floor  
Los Angeles, CA 90013  
Attn: Chief Executive Officer  
Phone No.: (213) 977-1600  
Fax No.: (213) 617-8053

With a copy to: Goldfarb & Lipman LLP  
523 West Sixth Street, Suite 610  
Los Angeles, CA 90014  
Attn: Thomas Webber  
Phone No.: (213) 627-6336  
Fax No.: (510) 836-1035

CITY: City of Los Angeles  
200 North Spring Street  
Los Angeles, CA 90012  
Attn: Deputy Mayor, Economic Development  
Phone No.: (213) 473-9756  
Fax No.: (213) 978-0780

With a copy to: City of Los Angeles  
200 North Main Street, 15<sup>th</sup> Floor  
Los Angeles, CA 90012  
Attn: City Administrative Officer  
Phone No.: (213) 473-7534  
Fax No.: (213) 473-7510

With a copy to: City of Los Angeles  
200 North Main Street, Rm. 225  
Los Angeles, CA 90012  
Attn: Chief Legislative Analyst  
Phone No.: (213) 473-5709  
Fax No.: (213) 473-8983

With a copy to: Richards, Watson & Gershon  
355 South Grand Avenue, 40<sup>th</sup> Floor  
Los Angeles, CA 90071  
Attn: Robin Harris  
Phone No.: (213) 626-8484  
Fax No.: (213) 626-0078

**9. COUNTERPARTS**

This Agreement may be executed in any number of counterparts, each of which shall be considered an original for all purposes; provided, however, that such counterparts shall together constitute one and the same instrument.

**10. TIME IS OF THE ESSENCE**

Time is of the essence in the performance of the terms and provisions of this Agreement.

**11. SEVERABILITY**

If any term, provisions, covenant or condition of this Agreement is held by a court of competent jurisdiction to be invalid, void or unenforceable, the remainder of the provisions shall continue in full force and effect unless the rights and obligations of the Parties have been materially altered or abridged by such invalidation, voiding or unenforceability. In addition, the Parties shall cooperate in good faith in an effort to amend or modify this Agreement in a manner such that the purpose of any invalidated or voided provision, covenant, or condition can be accomplished to the maximum extent legally permissible.

**12. DEFAULT**

If either Party fails to perform or adequately perform an obligation required by this Agreement within thirty (30) calendar days of receiving written notice from the non-defaulting Party, the Party failing to perform shall be in default hereunder. In the event of default, the non-defaulting Party will have all the rights and remedies available to it at law or in equity to enforce the provisions of this contract, including without limitation the right to sue for damages for breach of contract or to seek specific performance. The rights and remedies of the non-defaulting Party enumerated in this paragraph are cumulative and shall not limit the non-defaulting Party's rights under any other provision of this Agreement, or otherwise waive or deny any right or remedy, at law or in equity, existing as of the date of the Agreement or hereinafter enacted or established, that may be available to the non-defaulting Party against the defaulting Party.

**13. BINDING ON SUCCESSORS**

This Agreement shall be binding on and shall inure to the benefit of all successors and assigns of the Parties, whether by agreement or operation of law.

**14. FURTHER ASSURANCES**

Each Party agrees to execute, acknowledge and deliver all additional documents and instruments, and to take such other actions as may be reasonably necessary to carry out the intent of this Agreement.

**[SIGNATURES ON NEXT PAGE]**

In witness whereof, the undersigned parties have executed this Bond Expenditure Agreement effective as of the date first above written.

**CRA/LA:**

CRA/LA, a Designated Local Authority, as successor to The Community Redevelopment Agency of the City of Los Angeles, CA

By: \_\_\_\_\_  
Estevan Valenzuela  
Chief Executive Officer

Date: \_\_\_\_\_

APPROVED AS TO FORM:  
GOLDFARB & LIPMAN LLP

By: \_\_\_\_\_  
Thomas H. Webber, CRA/LA Legal Counsel

**CITY:**

THE CITY OF LOS ANGELES, a municipal corporation

By: \_\_\_\_\_  
Kelli Bernard  
Deputy Mayor for Economic Development

Date: \_\_\_\_\_

APPROVED AS TO FORM:  
RICHARDS, WATSON & GERSHON  
A Professional Corporation

ATTEST:

HOLLY L. WOLCOTT, City Clerk

By: \_\_\_\_\_  
Robin D. Harris, Special Counsel to the  
City of Los Angeles

By: \_\_\_\_\_  
City Clerk

Date: \_\_\_\_\_

Date: \_\_\_\_\_

City Agreement Number: \_\_\_\_\_



## Schedule B

### SCHEDULE OF EXCESS BOND PROCEEDS

Bond Series	Balance June 30, 2014	Enforceable Obligations	Admin. Fees	Available Non- Housing Bond Proceeds
Adelante Eastside, Series B (taxable)	\$ 532,024.99	\$ (45,961.00)	\$ (131,853.75)	\$ 354,210.24
Adelante Eastside, Series C (taxable)	1,637,986.11	-	(131,076.47)	1,506,909.64
Adelante Eastside, Series D (tax-exempt)	4,866,691.41	-	(153,575.00)	4,713,116.41
Beacon Street, Series C (taxable)	110,847.86	-	(27,095.00)	83,752.86
Broadway/Manchester, Series A (taxable)	425,240.30	-	(125,819.20)	299,421.10
CD 9 Corridors, Series B (tax-exempt)	5.20	-	(5.20)	-
CD 9 Corridors, Series C (taxable)	6,568.42	-	(6,568.42)	-
CD 9 Corridors, Series D (taxable)	5,675.58	-	(5,675.58)	-
CD 9 Corridors, Series E (taxable)	32,803.08	-	(32,803.08)	-
Crenshaw/Slauson, Series A (taxable)	199,122.24	-	(84,078.00)	115,044.24
Crenshaw/Slauson, Series B (taxable)	1,638,092.02	-	(126,454.00)	1,511,638.02
East Hollywood/Beverly-Normandie, Series A (tax-exempt)	1,141,786.94	-	(93,207.67)	1,048,579.27
East Hollywood/Bev-Norm, Series B (taxable)	2,224,650.54	-	(57,996.00)	2,166,654.54
Hollywood, Refunding Series B (tax-exempt)	453,095.93	-	-	453,095.93
Hollywood, Series E (taxable)	1,588,397.77	-	(133,292.50)	1,455,105.27
Hollywood, Series F (tax-exempt)	6,013,903.89	-	(72,741.20)	5,941,162.69
Hoover, Refunding Series E (taxable)	219,650.54	-	(99,586.80)	120,063.74
Laurel Canyon Comm'l Cor, Ref Series A (taxable) *	253,447.17	-	-	253,447.17
Laurel Canyon Com'l Cor, Ref Series B (taxable) *	261,931.76	-	(78,490.67)	183,441.09
Laurel Canyon Com'l Cor, Series C (taxable) *	833,972.38	-	(101,163.20)	732,809.18
Little Tokyo, Refunding Series E (tax-exempt)	1,311,640.46	-	-	1,311,640.46
Mid-City Recovery, Refunding Series C (taxable)	156.21	-	(156.21)	-
Monterey Hills, Series D (taxable)	87,906.44	-	(37,530.00)	50,376.44
Normandie 5, Refunding Series C (tax-exempt) *	277,930.43	-	(893.00)	277,037.43
Normandie 5, Series E (taxable) *	1,155,739.25	-	(23,033.67)	1,132,705.58
North Hollywood, Series D (tax-exempt)	2,059.43	-	-	2,059.43
North Hollywood, Refunding Series G (tax-exempt)	1,580,360.96	-	(77,625.00)	1,502,735.96
North Hollywood, Series H (tax-exempt)	1,840,176.43	-	(100,918.69)	1,739,257.74
Pacific Corridor, Series A (taxable) *	181,476.70	-	(148,854.54)	32,622.16
Pacoima/Panorama City, Series A (taxable) *	544,548.74	-	(94,054.51)	450,494.23
Pacoima/Panorama City, Series B (taxable) *	1,879,593.01	-	(64,455.00)	1,815,138.01
Pacoima/Panorama City, Series C (tax-exempt) *	1,477,571.22	-	(51,564.00)	1,426,007.22
Pacoima/Panorama City, Series D (tax-exempt)	13,757,858.90	-	(135,515.00)	13,622,343.90
Pico Union 1, Series C (taxable) *	516,842.97	-	(31,027.08)	485,815.89
Pico Union 2, Series A (taxable) *	2,804,912.55	-	(24,821.67)	2,780,090.88
Pico Union 2, Series B (taxable) *	1,027,132.12	-	(67,985.00)	959,147.12
Reseda/Canoga Park, Series A (tax-exempt) *	256,563.85	-	(101,233.58)	155,330.27
Reseda/Canoga Park, Series B (taxable) *	1,525,443.41	-	(80,986.87)	1,444,456.54
Reseda/Canoga Park, Series C (taxable) *	4,476,407.74	-	(50,277.60)	4,426,130.14
Reseda/Canoga Park, Series D (taxable)	8,000,000.00	-	(137,013.50)	7,862,986.50
Reseda/Canoga Park, Series E (tax-exempt)	9,564,458.02	-	(137,013.50)	9,427,444.52
Vermont/Manchester, Series A (taxable) *	2,960.61	-	(2,960.61)	-
Vermont/Manchester, Series B (taxable) *	8,129.31	-	(8,129.31)	-
Watts, Series A (taxable) *	227,039.10	-	(38,292.80)	188,746.30
Western/Slauson, Series A (taxable) *	624,875.73	(376,900.00)	(124,322.00)	123,653.73
Westlake, Series A (taxable) *	699,646.23	-	(100,738.00)	598,908.23
Westlake, Series B (taxable)	4,089,961.49	-	(121,896.00)	3,968,065.49
Wilshire/Koreatown, Series A (taxable) *	4,331,472.28	-	(116,087.92)	4,215,384.36

Wilshire/Koreatown, Series B (taxable)	3,594,797.18	-	(20,606.62)	3,574,190.56
Wilshire/Koreatown, Series C (tax-exempt)	6,728,848.82	(4,763,738.00)	(107,156.40)	1,857,954.42
Total	\$ 95,022,403.72	\$ (5,186,599.00)	\$ (3,466,629.81)	\$ 86,369,174.91

Note:

1/ The overall rate is 3.66% (based on remaining unspent bond proceeds over the estimated admin fees).

\* CRFA bond.

**Schedule C**  
**The City of Los Angeles**  
**Excess Bond Proceeds Transferred from the CRA/LA**  
**Quarterly Report**

**Report No.** \_\_\_\_\_

**For the Period Ending:** \_\_\_\_\_

<b>Category</b>	<b>Amount Received</b>	<b>Expenditures Total to Date As of / /</b>	<b>BALANCE</b>
Excess Bond Proceeds Tax-Exempt	\$	\$	\$
Excess Bond Proceeds Taxable	\$	\$	\$
Total	\$	\$	\$

I certify that I am fully qualified and an authorized official of the herein claimant responsible for the examination and settlement of accounts and that the amounts have been expended in accordance with bond requirements.

\_\_\_\_\_  
Authorized Agent

\_\_\_\_\_  
Date

**Schedule C**  
**The City of Los Angeles**  
**Excess Bond Proceeds Transferred from the CRA/LA**  
**Total Incurred Costs to Date through (Month/Day/Year)**

Item No.	Date Paid	Name of Payee	Description of Expenditure	Consistent With Red. Plan (Yes/No)	Complies with Bond Covenants (Yes/No)	Amount	
						Tax-Exempt	Taxable
1						\$ -	\$ -
2							
3							
4							
5							
6							
7							
8							
9							
10							
11							
12							
13							
14							
15							
16							
17							
18							
19							
20							
21							
22							
23							
24							
25							
TOTAL INCURRED COSTS						\$ -	\$ -

**\*Attach copies of supporting documentation\***

**ATTACHMENT C**  
**BOND SPENDING PLAN**  
**(next page)**

**ATTACHMENT C**  
**City of Los Angeles**  
**Bond Spending Plan**  
**for**  
**Excess Bond Proceeds**  
**of the**  
**Former Community Redevelopment Agency of the City of Los Angeles**

This Bond Spending Plan is for the purpose of implementing a Bond Expenditure Agreement between the City and the successor agency to the Former Community Redevelopment Agency of the City of Los Angeles ("CRA/LA") whereby CRA/LA will transfer to the City unexpended and unencumbered proceeds of previously issued tax-exempt and taxable bonds issued by the Former Agency or the Finance Authority of The Community Redevelopment Agency of the City of Los Angeles ("Excess Bond Proceeds") and the City will use the Excess Bond Proceeds for the redevelopment purposes for which the bonds were sold, consistent with the applicable Bond Covenants.

The City will accept, hold and use the Excess Bond Proceeds in compliance with the applicable Bond Covenants as set forth in the Indenture, Trust Agreement, Loan Agreement, Tax Certificate, and related bond documents, as applicable, the Bond Expenditure Agreement, applicable provisions of the Community Redevelopment Law, applicable Redevelopment Plans, and this Bond Spending Plan, as amended from time to time.

Subject to the provisions in the Bond Expenditure Agreement, the City will be solely responsible for maintaining and implementing this Bond Spending Plan, including planning, design, specification, and implementation of projects, programs, and activities set forth in this Bond Spending Plan.

The City may transfer funds between projects, programs, and activities, as long as the funds remain within the Redevelopment Project Area from which the Excess Bond Proceeds are derived.

Adopted:  
Council File No:



**Adelante Eastside Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<b>Tax-Exempt</b>	<b>Taxable</b>	<b>Total</b>
Adelante Eastside, Series B			\$ 354,210.24	
Adelante Eastside, Series C			\$ 1,506,909.64	
Adelante Eastside, Series D		\$ 4,713,116.41		
	<b>Total</b>	<b>\$ 4,713,116.41</b>	<b>\$ 1,861,119.88</b>	<b>\$ 6,574,236.29</b>
<b>FUNDING CATEGORIES</b>				
<b>Category</b>	<b>Description*</b>	<b>Estimated Investments</b>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.	\$ 2,800,000		\$ 2,800,000
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.	\$ 1,913,116		\$ 1,913,116
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		\$ 1,861,120	\$ 1,861,120
	<b>Total</b>	<b>\$ 4,713,116</b>	<b>\$ 1,861,120</b>	<b>\$ 6,574,236</b>

**Potential Projects\***

**\*\*Safe Routes to Schools Pedestrian Improvement Program (Sheridan Street, Breed Street, and 2nd Street Elementary Schools):** sample projects could be fixing sidewalks, installing ADA ramps, traffic slowing measures, signage and crosswalk lights, etc.

**Cesar E. Chavez Blvd. Improvements ("Great Streets" Program - St. Louis to Evergreen):** Project will install pedestrian and streetscape improvements on this historic commercial corridor, facilitating access to transit and commercial services, and supporting businesses.

**Whittier Blvd. sidewalk repairs.** Sidewalk repair and reconstruction on Whittier Blvd. from Indiana St. to Boyle Ave.

**4th St. sidewalk repairs.** Repair and replacement of poor sidewalk conditions from Boyle Ave. to Indiana St.

**Valley Blvd Pedestrian Safety Enhancements.** Construction of sidewalk curb and gutter; installation of security lighting between Eastern and Mariondale Ave.

**Pedestrian bridge @ Soto/Valley.** Construction of a pedestrian bridge from Valley Blvd. to Alhambra Ave. Location will be best determined by site conditions.

**LA River-adjacent improvements (e.g., sidewalk/street repair, street lights, park space, etc.)** between 1st and Olympic; ADA crosswalk; bicycle facilities, street trees, pedestrian lighting from Boyle Ave. to Soto St.; connection to the 6th street viaduct.

**6th St. Viaduct improvements (e.g., landing park, sidewalk/street repair, street lights, etc.).** The City has acquired many acres to facilitate construction of the new 6th Street bridge. Once construction is complete, the remaining properties under and near the bridge present excellent opportunities for open space and commercial services along the improving LA River.

**Development of Metro TOD site: 1st x Boyle.** This small site is an optimal location for a potential mixed-use project, park, and/or plaza w/ commercial kiosk. Opportunity also exists to partner with Metro on development of Metro-owned property adjacent to the existing Metro Portal.

**Development of Metro TOD site: 1st x Soto.** Excellent opportunity sites for a mixed use project that incorporates housing and groundfloor commercial.

**Development of Metro TOD site: 1st x Mission (Ocean Queen building).** Located directly adjacent to a Gold Line Station and across from a new high school, this property and the surrounding industrial buildings offer an opportunity to transition to a mix of uses to incorporate housing, community and commercial services, and creative live-work space.

**Biomed Incubator.** Facility to be located on or near the USC+LAC Medical Center will provide scalable and inexpensive research, lab, and office space to start-up firms that are working to develop commercial technologies and products from medical research performed at the Medical Center.

**Eastside Industrial.** Development opportunity to invest in infrastructure as well as facility development to bring high-quality, job-producing businesses to the Eastside's industrial area.

**ConnectEdLA Project.** Investments in capital projects associated with Los Angeles Community College Districts programs for business incubation and business services.

\*Pursuant to the Dissolution Law (AB X1 26 and AB 1484), the bond proceeds identified above shall be used for the redevelopment purposes for which the bonds were sold, and must be expended in a manner consistent with the original bond covenants, including (if applicable) requirements related to maintaining the tax exempt nature of tax-exempt bonds. For information regarding the purposes for which the bonds were sold and the bond covenants, see for each series of bonds the Indenture, Loan Agreement, Official Statement, and Tax Certificate (as applicable). For additional information, also see the applicable Redevelopment Plan and Implementation Plan for the Redevelopment Project Area.

\*\*High priority project(s) of LAUSD

**Beacon Street Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<u>Tax-Exempt</u>	<u>Taxable</u>	<u>Total</u>
Beacon Street, Series C			\$ 83,752.86	
	<b>Total</b>		<b>\$ 83,752.86</b>	<b>\$ 83,752.86</b>
<b>FUNDING CATEGORIES</b>				
<u>Category</u>	<u>Description*</u>	<u>Estimated Investments</u>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.			
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.			
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.			
	<b>Total</b>		<b>\$ 83,753</b>	<b>\$ 83,753</b>

**Potential Projects\***

**Facade Program.** Utilize funds to provide funding to small businesses for signage, building rehabilitation and capital 6th Street Kiosk. Create new kiosk on 6th Street that provides information on San Pedro and Waterfront commercial districts, events and history.

**County Court Development Site.** Utilize funds to coordinate market study, development plan and potential RFP for development of the vacant property.

**Public Parking.** Consider opportunities to install automation equipment in existing parking structures to allow structures to be accessed for public parking during weekends and evenings.

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**Broadway Manchester Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<u>Tax-Exempt</u>	<u>Taxable</u>	<u>Total</u>
Broadway/Manchester, Series A			\$ 299,421.10	
	<b>Total</b>		<b>\$ 299,421.10</b>	<b>\$ 299,421.10</b>
<b>FUNDING CATEGORIES</b>				
<u>Category</u>	<u>Description*</u>	<u>Estimated Investments</u>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.			
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.			
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.			
	<b>Total</b>		<b>\$ 299,421</b>	<b>\$ 299,421</b>

**Potential Projects\***

Broadway Villas grocery. Development of a neighborhood serving 25,000 sf grocery store.

Facade Program. Develop facade program for small businesses along Broadway and Manchester.

Industrial Incentive Program. Develop program to provide industrial tenants financing for building improvements and capital equipment purchases.

\*Pursuant to the Dissolution Law (AB X1 26 and AB 1484), the bond proceeds identified above shall be used for the redevelopment purposes for which the bonds were sold, and must be expended in a manner consistent with the original bond covenants, including (if applicable) requirements related to maintaining the tax exempt nature of tax-exempt bonds. For information regarding the purposes for which the bonds were sold and the bond covenants, see for each series of bonds the Indenture, Loan Agreement, Official Statement, and Tax Certificate (as applicable). For additional information, also see the applicable Redevelopment Plan and Implementation Plan for the Redevelopment Project Area.

**Crenshaw Slauson Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>		<b>Tax-Exempt</b>	<b>Taxable</b>	<b>Total</b>
Crenshaw/Slauson, Series A			\$ 115,044.24	
Crenshaw/Slauson, Series B			\$ 1,511,638.02	
	<b>TOTAL</b>		<b>\$ 1,626,682.26</b>	<b>\$ 1,626,682.26</b>
<b>FUNDING CATEGORIES</b>				
<b>Category</b>	<b>Description*</b>	<b>Estimated Investments</b>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.		\$ 1,000,000	\$ 1,000,000
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.			
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		\$ 626,682	\$ 626,682
	<b>Total</b>		<b>\$ 1,626,682</b>	<b>\$ 1,626,682</b>

**Potential Projects\***

Streetscape improvements to major commercial corridors (City's "Great Streets" Program: Crenshaw b/t 78th & Florence). This stretch of Crenshaw abuts a stop on the Crenshaw Light Rail line in development. Improvements will facilitate pedestrian access to transit and provide pathways from transit to nearby commercial services.

TOD Development Opportunities. Invest in acquisition and predevelopment of TOD sites along Crenshaw Boulevard, Hyde Park and at 71st Street.

Facade Program. Offer facade program focused on businesses along Crenshaw Boulevard.

Industrial Incentive Program. Invest in building rehabilitation as well as capital expenditures to bolster strong industrial businesses and create living wage

\*Pursuant to the Dissolution Law (AB X1 26 and AB 1484), the bond proceeds identified above shall be used for the redevelopment purposes for which the bonds were sold, and must be expended in a manner consistent with the original bond covenants, including (if applicable) requirements related to maintaining the tax exempt nature of tax-exempt bonds. For information regarding the purposes for which the bonds were sold and the bond covenants, see for each series of bonds the Indenture, Loan Agreement, Official Statement, and Tax Certificate (as applicable). For additional information, also see the applicable Redevelopment Plan and Implementation Plan for the Redevelopment Project Area.



**East Hollywood Redevelopment Project Area  
Bond Spending Plan**

SOURCE OF FUNDS		Tax-Exempt	Taxable	Total
East Hollywood/Beverly-Normandie, Series A			\$ 1,048,579.27	
East Hollywood/Beverly-Normandie, Series B			\$ 2,166,654.54	
<b>Total</b>			<b>\$ 3,215,233.81</b>	<b>\$ 3,215,233.81</b>
FUNDING CATEGORIES				
Category	Description*	Estimated Investments		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.		\$ 500,000	\$ 500,000
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.		\$ 500,000	\$ 500,000
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		\$ 2,215,233.81	\$ 2,215,234
<b>Total</b>			<b>\$ 3,215,234</b>	<b>\$ 3,215,234</b>

**Potential Projects\***

**\*\*Safe Routes to Schools Pedestrian Improvement Program:** sample projects could be fixing sidewalks, installing ADA ramps, traffic slowing measures, signage and crosswalk lights, etc.  
**Streetscape improvements to major commercial corridors:** 3rd St. & Beverly (b/t Vermont & Normandie) and Vermont Ave (b/t Sunset and Hollywood Blvd). Fund public improvements including sidewalk repairs, curb and gutter repairs, installation of ADA ramps, additional street trees, and enhance pedestrian lighting.  
**Armenian Genocide Commemoration Park.** Development of a new passive park of reflection to honor and commemorate the Armenian  
**Hollywood Central Park.** Development of a mile long 44 acre park along Bronson to Central East Santa Monica Blvd.  
**Facade Improvements.** Develop a facade program to service new and existing small businesses on main commercial corridors in the project  
**TOD / Commercial Development Opportunity.** Utilize funds towards acquisition and predevelopment of mixed-use or commercial developments.  
**Promise Zone Program projects.** Fund opportunities for public improvements, open space projects, and affordable housing development.  
**Hollywood Beautification Team - graffiti removal.** Assist in funding the graffiti abatement portion of a program that employs local teens for graffiti removal and abatement, broken window program, tree watering, and bulky item pick up.  
**ConnectEdLA Project.** Investments in capital projects associated with Los Angeles Community College Districts programs for business incubation and business services.

\*Pursuant to the Dissolution Law (AB X1 26 and AB 1484), the bond proceeds identified above shall be used for the redevelopment purposes for which the bonds were sold, and must be expended in a manner consistent with the original bond covenants, including (if applicable) requirements related to maintaining the tax exempt nature of tax-exempt bonds. For information regarding the purposes for which the bonds were sold and the bond covenants, see for each series of bonds the Indenture, Loan Agreement, Official Statement, and Tax Certificate (as applicable). For additional information, also see the applicable Redevelopment Plan and Implementation Plan for the Redevelopment Project Area.

**\*\*High priority project(s) of LAUSD**

**Hollywood Redevelopment Project Area  
Bond Spending Plan**

SOURCE OF FUNDS		Tax-Exempt	Taxable	Total
Hollywood, Refunding Series B		\$ 453,095.93		
Hollywood, Series E			\$ 1,455,105.27	
Hollywood, Series F		\$ 5,941,162.69		
<b>Total</b>		<b>\$ 6,394,258.62</b>	<b>\$ 1,455,105.27</b>	<b>\$ 7,849,363.89</b>
FUNDING CATEGORIES		Estimated Investments		
Category	Description*			
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.	\$ 3,894,258.62		\$ 3,894,258.62
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.	\$ 1,500,000		\$ 1,500,000
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.	\$ 1,000,000		\$ 1,000,000
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		\$ 1,455,105.27	\$ 1,455,105.27
<b>Total</b>		<b>\$ 6,394,259</b>	<b>\$ 1,455,105</b>	<b>\$ 7,849,364</b>

**Potential Projects\***

**\*\*Safe Routes to Schools Pedestrian Improvement Program** (Hollywood & Bernstein High Schools, Le Conte Middle School, Selma & Grant Elementary Schools): sample projects could be fixing sidewalks, installing ADA ramps, traffic slowing measures, signage and crosswalk lights, etc.  
**Hollywood Blvd. improvements** ("Great Streets" Program - La Brea to Gower).  
**Hollywood Western Streetscape project**: 101 freeway to Gower St. Would build on the ATP grant funding application to add enhancements such as pocket parks and paseos.  
**Walk of Fame restoration**. Ongoing repair of sidewalk including the terrazo that has delapidated in certain areas over time.  
**Promise Zone Program projects**. Fund opportunities for public improvements, open space, and affordable housing development.  
**Santa Monica Blvd.**: Implement streetscape improvements (e.g., utility-undergrounding) on state highway portion of Santa Monica Blvd if relinquished from Caltrans.  
**Center @ Blessed Sacrament homeless service center**. Assist in funding the repair and rehabilitation of a building where services are rendered to homeless families and individuals.  
**IDEPSCA**: Development of permanent structure for day laborer site near Home Depot (Sunset x St. Andrews).  
**Wilcox Schrader mixed-income project** (City-owned lot currently in RFP process). City-owned site that is being RFP'd for affordable housing, an expansion of Hollywood as an entertainment district, and additional parking.  
**Los Angeles Youth Network permanent supportive housing project** on Taft Ave.: 25 units for transition-aged youth.  
**Hollywood Cap Park**. Development of a mile long 44 acre park along Bronson to Central East Santa Monica Blvd.  
**Business Assistance and Catalytic Commercial Developments**. Provide funding assistance to businesses along commercial corridors for façade enhancements, business development, small business loans.  
**Paseo Plaza Hollywood** (5601-5667 Santa Monica Blvd). Potential affordable housing development.  
**Carlton Way Park** (50 Parks Initiative Program). Partner with the TPL to add enhancements such as additional lighting and security cameras to the Public art program. Assist in funding art in public spaces.  
**Hollywood Beautification Team** - graffiti removal and abatement, trash removal, bulky-item pick up, and tree watering services.  
**ConnectEdLA Project**. Investments in capital projects associated with Los Angeles Community College Districts programs for business incubation and business services.

\*Pursuant to the Dissolution Law (AB X1 26 and AB 1484), the bond proceeds identified above shall be used for the redevelopment purposes for which the bonds were sold, and must be expended in a manner consistent with the original bond covenants, including (if applicable) requirements related to maintaining the tax exempt nature of tax-exempt bonds. For information regarding the purposes for which the bonds were sold and the bond covenants, see for each series of bonds the Indenture, Loan Agreement, Official Statement, and Tax Certificate (as applicable). For additional information, also see the applicable Redevelopment Plan and Implementation Plan for the Redevelopment Project Area.

**\*\*High priority project(s) of LAUSD**



# Hoover Redevelopment Project Area Bond Spending Plan

SOURCE OF FUNDS				
		Tax-Exempt	Taxable	Total
Hoover, Refunding Series E			\$ 120,063.74	
	Total		\$ 120,063.74	\$ 120,063.74
FUNDING CATEGORIES				
Category	Description*	Estimated Investments		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.			
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.			
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, aquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.			
			\$ 120,064	\$ 120,064
	Total		\$ 120,064	\$ 120,064

## Potential Projects\*

\*\*Safe Routes to Schools Pedestrian Improvement Program (1 school): sample projects could be fixing sidewalks, installing ADA ramps, traffic slowing measures, signage and crosswalk lights, etc.

Development of Bethune Library site. The site of the demolished Bethune Library on Vermont provides an opportunity for much-needed affordable housing in the USC area.

Façade Program. Develop façade program for small businesses along commercial corridor.

\*Pursuant to the Dissolution Law (AB X1 26 and AB 1484), the bond proceeds identified above shall be used for the redevelopment purposes for which the bonds were sold, and must be expended in a manner consistent with the original bond covenants, including (if applicable) requirements related to maintaining the tax exempt nature of tax-exempt bonds. For information regarding the purposes for which the bonds were sold and the bond covenants, see for each series of bonds the Indenture, Loan Agreement, Official Statement, and Tax Certificate (as applicable). For additional information, also see the applicable Redevelopment Plan and Implementation Plan for the Redevelopment Project Area.

\*\*High priority project(s) of LAUSD

**Laurel Canyon Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<u>Tax-Exempt</u>	<u>Taxable</u>	<u>Total</u>
Laurel Canyon Commercial Corridors, Refunding Series A			\$ 253,447.17	
Laurel Canyon Commercial Corridors, Refunding Series B			\$ 183,441.09	
Laurel Canyon Commercial Corridors, Series C			\$ 732,809.18	
	<b>Total</b>		<b>\$ 1,169,697.44</b>	<b>\$ 1,169,697.44</b>
<b>FUNDING CATEGORIES</b>				
<u>Category</u>	<u>Description*</u>	<u>Estimated Investments</u>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.			
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.			
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.			
	<b>Total</b>		<b>\$ 1,169,697</b>	<b>\$ 1,169,697</b>

**Potential Projects\***

Valley Plaza catalytic project. Redevelop a blighted commercial center with new commercial development, housing, and open space amenities.

Laurel Plaza catalytic project. Redevelop a blighted commercial center with new commercial development, housing, and open space amenities.

Laurel Canyon Blvd. improvements (Vanowen St. to Burbank Blvd.): sample projects could be traffic slowing measures, traffic improvements, ATSAC upgrades, medians, striping new bike lanes, sidewalk remediation, curbs, gutters, landscaping, pedestrian level lighting, public art, directional signage and other related improvements to enhance quality of life and public safety.

Victory Blvd. improvements (State Route 170 to Colfax Ave.): sample projects could be traffic slowing measures, traffic improvements, ATSAC upgrades, medians, striping new bike lanes, sidewalk remediation, curbs, gutters, landscaping, pedestrian level lighting, public art, directional signage and other related improvements to enhance quality of life and public safety.

Commercial Facade Improvement Program: The Commercial Facade Improvement Program to provide in conditional grants to commercial business Owners and Tenants in the Laurel Canyon Commercial Corridor Redevelopment Project for exterior façade improvements.

Relocation of Portion of Valley Plaza Park: New approximately five-acre neighborhood park, with passive open space, large specimen trees, picnic areas, and a tot lot, playground equipment, and exercise area.

Area Wide Pedestrian Improvements: Repair of sidewalks, curbs, and gutters, and other related improvements including landscaping, lighting, and parkway ground water recharge and storm water capture projects in the Project Area.

\*Pursuant to the Dissolution Law (AB X1 26 and AB 1484), the bond proceeds identified above shall be used for the redevelopment purposes for which the bonds were sold, and must be expended in a manner consistent with the original bond covenants, including (if applicable) requirements related to maintaining the tax exempt nature of tax-exempt bonds. For information regarding the purposes for which the bonds were sold and the bond covenants, see for each series of bonds the Indenture, Loan Agreement, Official Statement, and Tax Certificate (as applicable). For additional information, also see the applicable Redevelopment Plan and Implementation Plan for the Redevelopment Project Area.

**Little Tokyo Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<b>Tax-Exempt</b>	<b>Taxable</b>	<b>Total</b>
Little Tokyo, Refunding Series E			\$ 1,311,640.46	
	<b>Total</b>		<b>\$ 1,311,640.46</b>	<b>\$ 1,311,640.46</b>
<b>FUNDING CATEGORIES</b>				
<b>Category</b>	<b>Description*</b>	<b>Estimated Investments</b>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.			
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.		\$ 1,000,000	\$ 1,000,000
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		\$ 311,640	\$ 311,640
	<b>Total</b>		<b>\$ 1,311,640</b>	<b>\$ 1,311,640</b>

**Potential Projects\***

Budokan Community/Recreation Center development. Construction of a recreational facility in Little Tokyo.

Streetscape improvements to 3rd St. (Metro Call for Projects (MCP)). This project, partially funded with MCP funds, will provide pedestrian improvements and landscaping to a well-traveled street that acts as a dividing line between industrial businesses and residential uses.

Japanese American Cultural Center. Rehabilitate existing facility and plaza through a façade grant.

Art Park development. A large City surface parking lot near the Geffen Contemporary and Japanese American National Art Museum has been proposed to provide structured parking as well as an innovative, above-grade recreation and open space that incorporates significant art elements.

Business Assistance for Regional Connector. Metro's Regional Connector project has the potential to disrupt the operation of businesses in Little Tokyo. Assistance could include wayfinding signage, façade improvements, and other strategies to mitigate the impact on businesses.

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**Monterey Hills Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<u>Tax-Exempt</u>	<u>Taxable</u>	<u>Total</u>
Monterey Hills, Series D			\$ 50,376.44	
	<b>Total</b>		<b>\$ 50,376.44</b>	<b>\$ 50,376.44</b>
<b>FUNDING CATEGORIES</b>				
<u>Category</u>	<u>Description*</u>	<u>Estimated Investments</u>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.			
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.		\$ 50,376	\$ 50,376
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.			
	<b>Total</b>		<b>\$ 50,376</b>	<b>\$ 50,376</b>

**Potential Projects\***

Park improvements at Bud Weiner Park. Pocket park construction of park amenities, playground, picnic benches, water fountain. Gateway signage/monuments and landscaping at Monterey Road and Marisol, Via Mia and Collis.

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**Normandie 5 Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<b>Tax-Exempt</b>	<b>Taxable</b>	<b>Total</b>
Normandie 5, Refunding Series C		\$ 277,037.43		
Normandie 5, Series E			\$ 1,132,705.58	
	<b>Total</b>	<b>\$ 277,037.43</b>	<b>\$ 1,132,705.58</b>	<b>\$ 1,409,743.01</b>
<b>FUNDING CATEGORIES</b>				
<b>Category</b>	<b>Description*</b>	<b>Estimated Investments</b>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.	\$ 277,037	\$ 700,000	\$ 977,037
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.			
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		\$ 432,706	\$ 432,706
	<b>Total</b>	<b>\$ 277,037</b>	<b>\$ 1,132,706</b>	<b>\$ 1,409,743</b>

**Potential Projects\***

Pedestrian improvements to major commercial corridors: example projects could be sidewalk/curb/gutter repairs to Adams, Jefferson, Western, Normandie.

Commercial rehabilitation program: commercial façade rehabilitation for small businesses on streets such as Adams, Jefferson, Western, Normandie

\*Pursuant to the Dissolution Law (AB X1 26 and AB 1484), the bond proceeds identified above shall be used for the redevelopment purposes for which the bonds were sold, and must be expended in a manner consistent with the original bond covenants, including (if applicable) requirements related to maintaining the tax exempt nature of tax-exempt bonds. For information regarding the purposes for which the bonds were sold and the bond covenants, see for each series of bonds the Indenture, Loan Agreement, Official Statement, and Tax Certificate (as applicable). For additional information, also see the applicable Redevelopment Plan and Implementation Plan for the Redevelopment Project Area.



**North Hollywood Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<b>Tax-Exempt</b>	<b>Taxable</b>	<b>Total</b>
North Hollywood, Series D		\$ 2,059.43		
North Hollywood, Refunding Series G		\$ 1,502,735.96		
North Hollywood, Series H		\$ 1,739,257.74		
	<b>Total</b>	<b>\$ 3,244,053.13</b>		<b>\$ 3,244,053.13</b>
<b>FUNDING CATEGORIES</b>				
<b>Category</b>	<b>Description*</b>	<b>Estimated Investments</b>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.	\$ 3,000,000		\$ 3,000,000
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.	\$ 244,053		\$ 244,053
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.			
	<b>Total</b>	<b>\$ 3,244,053</b>		<b>\$ 3,244,053</b>

**Potential Projects\***

Lankershim Blvd. improvements ("Great Streets" Program - Chandler to Victory Blvds): sample projects could be traffic slowing measures, new bike lanes, fixing sidewalks, landscaping, public art, etc.

Metro First/Last Mile. Advance the guidelines outlined by LA County Metro for specific infrastructure improvements designed to facilitate easy, safe and efficient access to the NoHo Orange and Red Line stations.

Chandler bikeway development: add improvements to existing Chandler bikeway (e.g., trash cans, lights, etc.).

Industrial Infrastructure Improvements. Extend, repair, and improve the existing infrastructure in the NoHo industrial area in accordance with the North Hollywood Infrastructure Study commissioned by CRA/LA and prepared by David Evans & Associates.

Burbank Blvd. Improvements (Camilia Ave. to Cahuenga Blvd.): sample projects could be traffic slowing measures, traffic improvements, ATSAC upgrades, medians, striping new bike lanes, sidewalk remediation, curbs, gutters, landscaping, pedestrian level lighting, public art, directional signage and other related improvements.

Magnolia Blvd. Improvements (Tujunga Ave. to Cahuenga Blvd.) sample projects could be traffic slowing measures, traffic improvements, ATSAC upgrades, medians, striping new bike lanes, sidewalk remediation, curbs, gutters, landscaping, pedestrian level lighting, public art, directional signage and other related improvements.

Area Wide Pedestrian Improvements. Repair of sidewalks, curbs and gutters, and other related improvements including landscaping, lighting, and parkway ground water recharge and storm water capture.

Public art program: install new public art pieces.

ConnectEdLA Project. Investments in capital projects associated with Los Angeles Community College Districts programs for business incubation and business services.

\*Pursuant to the Dissolution Law (AB X1 26 and AB 1484), the bond proceeds identified above shall be used for the redevelopment purposes for which the bonds were sold, and must be expended in a manner consistent with the original bond covenants, including (if applicable) requirements related to maintaining the tax exempt nature of tax-exempt bonds. For information regarding the purposes for which the bonds were sold and the bond covenants, see for each series of bonds the Indenture, Loan Agreement, Official Statement, and Tax Certificate (as applicable). For additional information, also see the applicable Redevelopment Plan and Implementation Plan for the Redevelopment Project Area.

**Pacific Corridor Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<b>Tax-Exempt</b>	<b>Taxable</b>	<b>Total</b>
Pacific Corridor, Series A			\$ 32,622.16	
	<b>Total</b>		<b>\$ 32,622.16</b>	<b>\$ 32,622.16</b>
<b>FUNDING CATEGORIES</b>				
<b>Category</b>	<b>Description*</b>	<b>Estimated Investments</b>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.			
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.		\$ 32,622	\$ 32,622
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.			
	<b>Total</b>		<b>\$ 32,622</b>	<b>\$ 32,622</b>

**Potential Projects\***

Warner Grand Theater improvements: rehabilitation of local, historic theater.

Gaffey St. Improvements ("Great Streets" Program - 15th St. to 110 fwy): sample projects could be filling potholes, traffic slowing measures, striping new bike lanes, fixing sidewalks, landscaping, public art, etc.

Gaffey Street Entrance Park (50 Parks Initiative Program). Capital improvements to City-owned park site to transform Gaffey from an entrance into a gateway.

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**Pacoima / Panorama City Redevelopment Project Area  
Bond Spending Plan**

SOURCE OF FUNDS			
	Tax-Exempt	Taxable	Total
Pacoima/Panorama City, Series A		\$ 450,494.23	
Pacoima/Panorama City, Series B		\$ 1,815,138.01	
Pacoima/Panorama City, Series C	\$ 1,426,007.22		
Pacoima/Panorama City, Series D	\$ 13,622,343.90		
<b>Total</b>	<b>\$ 15,048,351.12</b>	<b>\$ 2,265,632.24</b>	<b>\$ 17,313,983.36</b>
FUNDING CATEGORIES			
Category	Description*	Estimated Investments	
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.	\$ 10,000,000	\$ 10,000,000
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.	\$ 2,448,351	\$ 2,448,351
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.	\$ 2,600,000	\$ 12,448,351
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		
		\$ 2,265,632	\$ 2,265,632
<b>Total</b>		<b>\$ 15,048,351</b>	<b>\$ 2,265,632</b>
			<b>\$ 17,313,983</b>

**Potential Projects\***

\*\*Safe Routes to Schools Pedestrian Improvement Program (Panorama City and Langdon Elementary Schools, Rosa Parks Learning Center): sample projects could be fixing sidewalks, installing ADA ramps, traffic slowing measures, signage and crosswalk lights, etc.

\*\*CD7 School Sidewalk Program. Consistent with Safe Routes to School Program, identify and construct or repair sidewalks where none exist next to schools.

Van Nuys Blvd. improvements ("Great Streets" Program - Laurel Cyn & San Fernando Blvds): sample projects could be traffic slowing measures, striping new bike lanes, fixing sidewalks, landscaping, public art, etc.

Van Nuys/Roscoe Blvds. public infrastructure improvements. Repair and/or replacement of street medians, sidewalks, curb and gutters.

Parthenia St. and Sepulveda Blvd. Streetscape improvements.

Sepulveda and Devonshire median project. Construct median with landscaping on Sepulveda at Devonshire to calm traffic and create pedestrian safety island for crossing.

San Fernando Rd. improvements. Street and roadway improvements to enhance pedestrian safety. Improve goods movement for vehicles and trucks by roadway resurfacing and maintenance, sidewalk construction and repair.

Park and Open Space. Acquire or improve land for public open space, parklets and public plazas.

Van Nuys Revolving Commercial Façade Program. Improvements to facades of existing buildings along Van Nuys Blvd. including treatment of sidewalks for corner buildings and buildings adjacent to corner lots. Treatments can include restoration, window treatments, awnings, rehabilitation or a compatible new storefront.

Lifestyle Centers Incentive Program. Assist developments with infrastructure, predevelopment or acquisition costs in order to redevelop underutilized shopping center parcels.

Façade Program. Develop a façade improvement program targeted to small businesses along key commercial corridors.

Pacoima Arts Incubator & Cultural attraction development. Purchase and development of a building along Van Nuys Blvd. for purposes of art education and training and develop property near new Children's Museum for entertainment and/or cultural uses.

Industrial Development. Provide loans for new industrial development that ties into economic growth sectors and provides jobs.

Lankershim Blvd. improvements (Vose St. to Kittridge St.): sample projects could be traffic slowing measures, traffic improvements, ATSC upgrades, medians, striping new bike lanes, sidewalk remediation, curbs, gutters, landscaping, pedestrian level lighting, public art, directional signage and other related improvements to enhance quality of life and public safety.

Laurel Canyon Blvd. improvements (Vose St. to Kittridge St.): sample projects could be traffic slowing measures, traffic improvements, ATSC upgrades, medians, striping new bike lanes, sidewalk remediation, curbs, gutters, landscaping, pedestrian level lighting, public art, directional signage and other related improvements to enhance quality of life and public safety.

Area Wide Pedestrian Improvements: Repair of sidewalks, curbs, and gutters, and other related improvements including landscaping, lighting, and parkway ground water recharge and storm water capture projects in the Project Area.

Graffiti Abatement. Funding to assist a program that provides graffiti abatement among other community beautification services.

ConnectEdLA Project. Investments in capital projects associated with Los Angeles Community College Districts programs for business incubation and business services.

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\*\*High priority project(s) of LAUSD

**Pico Union 1 Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<u>Tax-Exempt</u>	<u>Taxable</u>	<u>Total</u>
Pico Union 1, Series C			\$ 485,815.89	
	<b>Total</b>		<b>\$ 485,815.89</b>	<b>\$ 485,815.89</b>
<b>FUNDING CATEGORIES</b>				
<u>Category</u>	<u>Description*</u>	<u>Estimated Investments</u>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.			
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.			
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, aquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.			
	<b>Total</b>		<b>\$ 485,816</b>	<b>\$ 485,816</b>
			<b>\$ 485,816</b>	<b>\$ 485,816</b>

**Potential Projects\***

Public Improvements. Invest in infrastructure projects or community facilities that will further the development of the commercial areas located in the project area.

Pico Blvd. Façade Program: commercial façade rehabilitation for small businesses on Pico.

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**Pico Union 2 Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDING</b>				
		<b>Tax-Exempt</b>	<b>Taxable</b>	<b>Total</b>
Pico Union 2, Series A			\$ 2,780,090.88	
Pico Union, Series B			\$ 959,147.12	
	<b>Total</b>		<b>\$ 3,739,238.00</b>	<b>\$ 3,739,238.00</b>
<b>FUNDING CATEGORIES</b>				
<b>Category</b>	<b>Description*</b>	<b>Estimated Investments</b>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.		\$ 739,238	\$ 739,238
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.			
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.		\$ 1,000,000	\$ 1,000,000
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		\$ 2,000,000	\$ 2,000,000
	<b>Total</b>		<b>\$ 3,739,238</b>	<b>\$ 3,739,238</b>

**Potential Projects\***

**\*\*Safe Routes to Schools Pedestrian Improvement Program** (Magnolia Avenue Elementary); sample projects could be fixing sidewalks, installing ADA ramps, traffic slowing measures, signage and crosswalk lights, etc.

**Streetscape improvements** to major commercial corridors (e.g., Pico Blvd.): sample projects could be filling potholes, traffic slowing measures, striping new bike lanes, fixing sidewalks, etc.

**Affordable Housing.** Invest in new construction, rehabilitation or purchase of extended or new covenants in order to provide additional affordable housing opportunities in the Project Area.

**Facade & Signage Program:** rehabilitation of facades and signage for small businesses on major commercial corridors.

**Commercial / Catalytic Development.** Provide acquisition and predevelopment assistance for the development of a project that provides goods / services that would improve the project area and address blighting factors.

**ConnectEdLA Project.** Investments in capital projects associated with Los Angeles Community College Districts programs for business incubation and business services.

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**\*\*High priority project(s) of LAUSD**

**Reseda / Canoga Park Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<u>Tax-Exempt</u>	<u>Taxable</u>	<u>Total</u>
Reseda/Canoga Park, Series A		\$ 155,330.27		
Reseda/Canoga Park, Series E		\$ 9,427,444.52		
Reseda/Canoga Park, Series B			\$ 1,444,456.54	
Reseda/Canoga Park, Series C			\$ 4,426,130.14	
Reseda/Canoga Park, Series D			\$ 7,862,986.50	
	<b>Total</b>	<b>\$ 9,582,774.79</b>	<b>\$ 13,733,573.18</b>	<b>\$ 23,316,347.97</b>
<b>FUNDING CATEGORIES</b>				
<u>Category</u>	<u>Description*</u>	<u>Estimated Investments</u>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.	\$ 7,300,000		\$ 7,300,000
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.	\$ 2,282,775		\$ 2,282,775
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.		\$ 1,733,573	\$ 1,733,573
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		\$ 12,000,000	\$ 12,000,000
	<b>Total</b>	<b>\$ 9,582,775</b>	<b>\$ 13,733,573</b>	<b>\$ 23,316,348</b>

**Potential Projects\***

Sherman Way improvements (e.g., Great Streets Program - Wilbur to Lindley): sample projects could be traffic slowing measures, striping new bike lanes, fixing sidewalks, landscaping, public art, parklets, medians, etc.

Reseda Blvd. Streetscape Improvements. Sample projects could be traffic slowing measures, striping new bike lanes, fixing sidewalks, landscaping, public art, parklets, medians, etc.

Alley Improvements. Repair and resurfacing of alleyways throughout the commercial corridors of the project area to improve accessibility to parking situated behind commercial buildings.

Reseda River Loop. Design, develop, and construct improvements along the Los Angeles River in Reseda to provide safe passages for parents and children to and from school.

Aliso Creek Park (50 Parks Initiative Program). Provide funds for development or enhancements to Aliso Creek Park.

Reseda Theater Rehabilitation. Redevelopment of a badly dilapidated theater at the intersection of Reseda Blvd. and Sherman Way for alternative uses such as an entertainment venue, commercial retail, affordable housing development, or other community serving space.

Graffiti Abatement. Funding to provide graffiti abatement as part of a larger community beautification effort.

West Valley Constituent Service Center - landscaping improvements including installation of drought tolerant demonstration project.

West Valley Park improvements. landscaping improvements including installation of drought tolerant demonstration project.

Regional ice/roller skating rinks: leverage \$6M of Prop K funds already committed to the project of installing one ice and one roller skating rink in Reseda to create an enhanced development that would provide further connectivity to the community and commercial area.

Small business assistance program. Provide business assistance through commercial façade improvements, tenant improvements, capital purchases, and other qualifying grants or loans.

Reseda Town Center catalytic development: assist future development of mixed-use commercial project on large CRA-owned site that has potential to be regional center.

ConnectEdLA Project. Investments in capital projects associated with Los Angeles Community College Districts programs for business incubation and business services.

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**Watts Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDING</b>				
		<u>Tax-Exempt</u>	<u>Taxable</u>	<u>Total</u>
Watts, Series A			\$ 188,746.30	
	<b>Total</b>		<b>\$ 188,746.30</b>	<b>\$ 188,746.30</b>
<b>FUNDING CATEGORIES</b>				
<u>Category</u>	<u>Description*</u>	<u>Estimated Investments</u>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.			
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.		\$ 188,746	\$ 188,746
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.			
	<b>Total</b>		<b>\$ 188,746</b>	<b>\$ 188,746</b>

**Potential Projects\***

**\*\*Safe Routes to Schools Pedestrian Improvement Program (2 schools):** sample projects could be fixing sidewalks, installing ADA ramps, traffic slowing measures, signage and crosswalk lights, etc.

**Watts Civic Center.** The Watts Civic Center features a variety of aging City and County buildings. Provide funding for building renovations as well as associated infrastructure improvements.

**103rd Street.** Provide funding to implement public improvements and investment on projects along 103rd Street in Watts.

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**\*\*High priority project(s) of LAUSD**

**Western Slauson Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<u>Tax-Exempt</u>	<u>Taxable</u>	<u>Total</u>
Western/Slauson, Series A			\$ 123,653.75	
	<b>Total</b>		<b>\$ 123,653.75</b>	<b>\$ 123,653.75</b>
<b>FUNDING CATEGORIES</b>				
<u>Category</u>	<u>Description*</u>	<u>Estimated Investments</u>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.			
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.		\$ 50,000	\$ 50,000
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		\$ 73,654	\$ 73,654
	<b>Total</b>		<b>\$ 123,654</b>	<b>\$ 123,654</b>

**Potential Projects\***

Gage & Western Park development (50 Parks Initiative Program). This project removes a blighted, highly-visible property, and converts it and nearby properties into a green, attractive open space.

Development of former S. LA Animal Shelter. Development of a 4 acre commercial site into a catalytic economic development project that will generate living wage jobs.

Gateway Signage. Provide design and installation of gateway and wayfinding signage to distinguish commercial areas.

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**Westlake Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDS</b>				
		<u>Tax-Exempt</u>	<u>Taxable</u>	<u>Total</u>
Westlake, Series A			\$ 598,908.23	
Westlake, Series B			\$ 3,968,065.49	
	<b>Total</b>		<b>\$ 4,566,973.72</b>	<b>\$ 4,566,973.72</b>
<b>FUNDING CATEGORIES</b>				
<u>Category</u>	<u>Description*</u>	<u>Estimated Investments</u>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.		\$800,000	\$800,000
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.		\$ 766,973.72	\$ 766,974
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.			
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, acquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		\$ 3,000,000	\$ 3,000,000
	<b>Total</b>		<b>\$ 4,566,974</b>	<b>\$ 4,566,974</b>

**Potential Projects\***

**\*\*Safe Routes to Schools Pedestrian Improvement Program** (White, Hoover, Politi, Esperanza, Liechty Elementary Schools; MacArthur Park VAPA): sample projects could be fixing sidewalks, installing ADA ramps, traffic slowing measures, signage and crosswalk lights, etc.  
**7th St. Improvements** ("Great Streets" Program - Westlake to Carondolet): sample projects could be traffic slowing measures, striping new bike lanes, fixing sidewalks, landscaping, public art, etc.  
**Promise Zone Program projects.** Open space, affordable housing and public improvements.  
**Develop parking structure near Westlake Theater/Metro station:** public parking structure needed in congested area for theater and Metro station.  
**MacArthur Park boathouse improvements.**  
**Metro/MBS Ph.II, Westlake Theater-adjacent 4 parcels for affordable housing.**  
**Commercial rehab program:** rehabilitation of commercial buildings on major commercial corridors like Wilshire, Alvarado, 7th St., etc.  
**621 S. Burlington Ave. strip mall redevelopment/renovation.**  
**Westlake Theater catalytic project:** rehabilitation of historic theater next to Metro station.  
**Graffiti removal near MacArthur Park/Alvarado.**  
**ConnectEdLA Project.** Investments in capital projects associated with Los Angeles Community College Districts programs for business incubation and business services.

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**\*\*High priority project(s) of LAUSD**



**Wilshire Center/Koreatown Redevelopment Project Area  
Bond Spending Plan**

<b>SOURCE OF FUNDING</b>				
		<u>Tax-Exempt</u>	<u>Taxable</u>	<u>Total</u>
Wilshire Center/Koreatown, Series A			\$ 4,215,384.36	
Wilshire Center/Koreatown, Series B			\$ 3,574,190.56	
Wilshire Center/Koreatown, Series C		\$ 1,857,954.42		
	<b>Total</b>	<b>\$ 1,857,954</b>	<b>\$ 7,789,575</b>	<b>\$ 9,647,529</b>
<b>FUNDING CATEGORIES</b>				
<u>Category</u>	<u>Description*</u>	<u>Estimated Investments</u>		
Public Infrastructure	Improvements to critical infrastructure including roadways, utilities, and waterways. Projects can include streetscape improvements; roadway reconstruction along major transit corridors; traffic mitigation tools, like speed humps and bulbouts; utility undergrounding, expansion of broadband/wi-fi service; and pedestrian and multi-modal enhancements such as sidewalks (inc. ADA ramps), bikeways, rail and public transit routes.			
Community Facilities / Open Space	Capital improvements to public facilities. Projects can include improvements to schools, libraries, community centers, parks, public plazas, museums, theaters; public art.	\$ 1,857,954	\$ 4,789,575	\$ 6,647,529
Affordable Housing	Development of affordable housing. Projects can include new construction, rehabilitation of existing buildings, land acquisition, preservation of affordability covenants.		\$ 1,000,000	\$ 1,000,000
Business Assistance and Catalytic Commercial Developments	Investment in businesses and business districts to create new jobs and improve goods and services. Projects focused on neighborhood businesses could include facade programs, loans for capital equipment, aquisition or building rehabilitation as well as cooperative capital projects done jointly with Business Improvement Districts or Merchant Associations. Catalytic Commercial Development includes development of underutilized and/or contaminated sites to address blight and create catalytic projects that attract private investment to neediest communities. Projects could include new construction as well as rehabilitation of historic and/or commercial buildings.		\$ 2,000,000	\$ 7,647,529
	<b>Total</b>	<b>\$ 1,857,954</b>	<b>\$ 7,789,575</b>	<b>\$ 9,647,529</b>

**Potential Projects\***

\*\*Safe Routes to Schools Pedestrian Improvement Program (Berendo Middle and Hobart Elementary Schools, Mariposa-Nabi Primary Center): sample projects could be fixing sidewalks, installing ADA ramps, traffic slowing measures, signage and crosswalk lights, etc.

Western Ave. Improvements ("Great Streets" Program - Melrose to 3rd): sample projects could be traffic slowing measures, striping new bike lanes, fixing sidewalks, landscaping, public art, etc.

Vermont Ave. pedestrian improvements between Wilshire & Beverly Metro stations: sample projects could be installing trees, signage; fixing sidewalks; installing ADA ramps.

Streetscape improvements on major commercial corridors. Sample projects could be traffic slowing measures, striping new bike lanes, fixing sidewalks, parklets, landscaping, public art, etc.

Promise Zone Program or related projects. Fund opportunities for public improvements, open space, and affordable housing development.

Park development - various sites: Site control and design/constuction of public open space.

Community Center development: Site control and design/constuction of public community center. Separate from or in conjunction with LA County's plans for County-owned properties near 6th and Vermont.

Cultural Investments. Invest in facilities, capital improvements, and public art that brand the Koreatown area, enhance cultural tourism, and further community goals.

LDK/KRC affordable housing project: assistance with new construction of senior affordable housing project by Little Tokyo Service Center.

PATH Metro project: assistance with new construction of supportive housing project by People Assisting the Homeless that will provide ~160 beds.

Business Assistance and Catalytic Projects. Provide funding for façade program and opportunities to bring new business and development to the project area.

ConnectEdLA Project. Investments in capital projects associated with Los Angeles Community College Districts programs for business incubation and business services.

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\*\*High priority project(s) of LAUSD