

RESOLUTION NO. 93-04

A RESOLUTION OF THE CITY COUNCIL OF THE  
CITY OF EL PASO DE ROBLES ACCEPTING THE  
REDEVELOPMENT AGENCY ANNUAL REPORT AS  
PRESENTED FOR FISCAL YEAR 1992

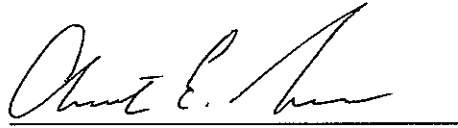
WHEREAS, California Redevelopment Law requires that a Redevelopment Agency Board approve an annual report pursuant to the requirements of the California Health and Safety Code; and

WHEREAS, California Redevelopment Law further requires that the approved annual report be presented to the City Council.

BE IT HEREBY RESOLVED that the Redevelopment Agency Annual Report for the fiscal year 1992 attached herewith as Exhibit "A" is accepted as presented.

PASSED AND ADOPTED by the City Council of the City of El Paso de Robles this 5th day of January, 1993 by the following vote:

AYES:	Heggarty, Macklin, Martin, Picanco, and Iversen
NOES:	None
ABSENT:	None
ABSTAIN:	None

  
\_\_\_\_\_  
Christian Iversen, Mayor

Attest:

  
\_\_\_\_\_  
Richard J. Ramirez, City Clerk

**ANNUAL REPORT**

**PASO ROBLES REDEVELOPMENT AGENCY**

**Fiscal Year Ending June 30, 1992**

Part A

Independent Financial Audit

PASO ROBLES REDEVELOPMENT AGENCY

FINANCIAL STATEMENTS

June 30, 1992

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PASO ROBLES REDEVELOPMENT AGENCY

TABLE OF CONTENTS

June 30, 1992

FINANCIAL SECTION

Independent Auditors' Report . . . . .	1
Combined Statements:	
Combined Balance Sheet - All Fund Types and Account Groups . . . . .	3
Combined Statement of Revenues, Expenditures and Changes in Fund Balances - All Governmental Fund Types . . . . .	4
Combined Statement of Revenues, Expenditures and Changes in Fund Balances - Budget and Actual - All Governmental Fund Types . . . . .	5
Notes to Financial Statements . . . . .	7
Financial Statements of Individual Funds:	
Special Revenue Funds:	
Combining Balance Sheet . . . . .	13
Combining Statement of Revenues, Expenditures, and Changes in Fund Balances . . . . .	14
Statement of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual:	
Redevelopment Fund . . . . .	15
Low/Moderate Income Housing Fund . . . . .	16
Debt Service Fund . . . . .	17
Capital Projects Fund . . . . .	18

# **ROBERT M. MOSS ACCOUNTANCY CORPORATION** **CERTIFIED PUBLIC ACCOUNTANTS**

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SANTA MARIA, CALIFORNIA

KIM M. PERSON, C.P.A. • RACHELLE M. RICKARD, C.P.A. • CAROLE E. GARRIS, C.P.A. • CRAIG A. HARTZHEIM, C.P.A. • MAURICE M. KAHN, C.P.A.

## INDEPENDENT AUDITORS' REPORT

Honorable Mayor and City Council  
City of El Paso de Robles  
Paso Robles, California

We have audited the general purpose financial statements of the Paso Robles Redevelopment Agency as of and for the fiscal year ended June 30, 1992, as listed in the table of contents. These financial statements are the responsibility of the Agency's management. Our responsibility is to express an opinion on these financial statements based on our audit.

We conducted our audit in accordance with generally accepted auditing standards. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the general purpose financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the general purpose financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall general purpose financial statement presentation. We believe that our audit provides a reasonable basis for our opinion.

In our opinion, the general purpose financial statements referred to above present fairly, in all material respects, the financial position of the Paso Robles Redevelopment Agency at June 30, 1992 and the results of its operations for the year then ended, in conformity with generally accepted accounting principles.

Our audit was made for the purpose of forming an opinion on the general purpose financial statements taken as a whole. The combining financial statements listed in the foregoing table of contents are presented for purposes of additional analysis and are not a required part of the general purpose financial statements of the Paso Robles Redevelopment Agency. Such information has been subjected to the auditing procedures applied in the audit of the general purpose financial statements and, in our opinion, is fairly presented, in all material respects, in relation to the general purpose financial statements taken as a whole.

In connection with our audit we also performed tests of compliance with the laws, regulations and administrative requirements governing activities of the Agency, as detailed in the Guidelines for Compliance Audits of California Redevelopment Agencies issued by the State Controller, Division of Local Government Fiscal Affairs. The laws and regulations governing redevelopment agencies are found in Sections 33000 et. seq. of the Health and Safety Code and Title 2.5, Chapter 6, of the California Administrative Code.

The results of our tests indicate that for the items tested the Agency complied with those provisions of laws and regulations, noncompliance with which could have a material effect on the Agency's financial statements. Nothing came to our attention that caused us to believe that for the items not tested the Agency was not in compliance with laws or regulations, noncompliance with which could have a material effect on the Agency's financial statements.

ROBERT M. MOSS ACCOUNTANCY CORPORATION

*Robert M. Moss Accountancy Corporation*

October 27, 1992

**PASO ROBLES REDEVELOPMENT AGENCY**  
**COMBINED BALANCE SHEET – ALL FUND TYPES AND ACCOUNT GROUPS**  
 June 30, 1992

	Governmental Fund Types		
	<u>Special Revenue Funds</u>	<u>Debt Service Fund</u>	<u>Capital Projects Fund</u>
<u>Assets</u>			
Cash with fiscal agent	\$       —	\$     818,876	\$       —
Accounts receivable	32,871		
Loans receivable	137,521		
Equipment			
Buildings and improvements			
Amount available for retirement of long-term debt			
Amount to be provided for retirement of long-term debt			
Total assets	\$     170,392	\$     818,876	\$       —
<u>Liabilities and Fund Balances</u>			
Accounts payable	\$       269	\$       —	\$       196
Accrued salaries and benefits	3,728		
Due to other funds		249,627	83,755
Bonds payable			
Investment in general fixed assets			
Fund Balances:			
Reserved	47,900	569,249	
Unreserved:			
Undesignated	118,495		(83,951)
Total liabilities and fund balances	\$     170,392	\$     818,876	\$       —

See notes to the financial statements



Account Groups		Combined Totals (Memorandum Only)
General Fixed Assets	General Long-Term Debt	
\$ -	\$ -	\$ 818,876
		32,871
		137,521
46,003		46,003
1,582,883		1,582,883
	569,249	569,249
	2,930,751	2,930,751
<u>\$ 1,628,886</u>	<u>\$ 3,500,000</u>	<u>\$ 6,118,154</u>

\$ -	\$ -	465
		3,728
		333,382
	3,500,000	3,500,000
1,628,886		1,628,886
		617,149
		34,544
<u>\$ 1,628,886</u>	<u>\$ 3,500,000</u>	<u>\$ 6,118,154</u>

**PASO ROBLES REDEVELOPMENT AGENCY**  
**COMBINED STATEMENT OF REVENUES, EXPENDITURES AND CHANGES**  
**IN FUND BALANCES – BUDGET AND ACTUAL – ALL GOVERNMENTAL FUND TYPES**  
For the Fiscal Year Ended June 30, 1992

	Governmental		
	Special Revenue Funds		
	Budget	Actual	Variance Favorable (Unfavorable)
<b>Revenues:</b>			
Property taxes	\$ 272,000	\$ 398,327	\$ 126,327
Interest		680	680
<b>Total revenues</b>	<u>272,000</u>	<u>399,007</u>	<u>127,007</u>
<b>Expenditures:</b>			
Administrative expenses	50,000	57,357	(7,357)
Benefits	27,000	27,620	(620)
Equipment maintenance	1,150	1,068	82
Insurance	3,500	2,625	875
Interest expense	52,000	51,174	826
Other expenses	115,000	68,000	47,000
Other supplies and services	13,900	13,726	174
Professional and technical services	37,000	26,455	10,545
Salaries and wages	117,550	100,259	17,291
Travel and meetings	6,500	1,758	4,742
Utilities	2,000	1,745	255
Capital outlay	27,850		27,850
<b>Total expenditures</b>	<u>453,450</u>	<u>351,787</u>	<u>101,663</u>
<b>Excess of revenues over (under) expenditures</b>	<u>(181,450)</u>	<u>47,220</u>	<u>228,670</u>
<b>Other Financing Sources (Uses):</b>			
Operating transfers in		1,321,546	1,321,546
Operating transfers out		(42,653)	(42,653)
Bond proceeds			
<b>Total other financing sources (uses)</b>		<u>1,278,893</u>	<u>1,278,893</u>
<b>Excess of revenues and other sources over (under) expenditures and other uses</b>	<u>\$ (181,450)</u>	<u>1,326,113</u>	<u>\$ 1,507,563</u>
Fund balance, July 1, 1991		<u>(1,159,718)</u>	
Fund balance, June 30, 1992		<u>\$ 166,395</u>	

See notes to the financial statements

**PASO ROBLES REDEVELOPMENT AGENCY**  
**COMBINED STATEMENT OF REVENUES, EXPENDITURES AND CHANGES**  
**IN FUND BALANCES – BUDGET AND ACTUAL – ALL GOVERNMENTAL FUND TYPES**  
For the Fiscal Year Ended June 30, 1992

	<u>Governmental</u>		
	<u>Special Revenue Funds</u>		
	<u>Budget</u>	<u>Actual</u>	Variance Favorable (Unfavorable)
<b>Revenues:</b>			
Property taxes	\$ 272,000	\$ 398,327	\$ 126,327
Interest		680	680
<b>Total revenues</b>	<u>272,000</u>	<u>399,007</u>	<u>127,007</u>
<b>Expenditures:</b>			
Administrative expenses	50,000	57,357	(7,357)
Benefits	27,000	27,620	(620)
Equipment maintenance	1,150	1,068	82
Insurance	3,500	2,625	875
Interest expense	52,000	51,174	826
Other expenses	115,000	68,000	47,000
Other supplies and services	13,900	13,726	174
Professional and technical services	37,000	26,455	10,545
Salaries and wages	117,550	100,259	17,291
Travel and meetings	6,500	1,758	4,742
Utilities	2,000	1,745	255
Capital outlay	27,850		27,850
<b>Total expenditures</b>	<u>453,450</u>	<u>351,787</u>	<u>101,663</u>
<b>Excess of revenues over (under) expenditures</b>	<u>(181,450)</u>	<u>47,220</u>	<u>228,670</u>
<b>Other Financing Sources (Uses):</b>			
Operating transfers in		1,321,546	1,321,546
Operating transfers out		(42,653)	(42,653)
Bond proceeds			
<b>Total other financing sources (uses)</b>		<u>1,278,893</u>	<u>1,278,893</u>
<b>Excess of revenues and other sources over (under) expenditures and other uses</b>	<u>\$ (181,450)</u>	<u>1,326,113</u>	<u>\$ 1,507,563</u>
<b>Fund balance, July 1, 1991</b>		<u>(1,159,718)</u>	
<b>Fund balance, June 30, 1992</b>		<u>\$ 166,395</u>	

See notes to the financial statements

Fund Types					
Debt Service Fund			Capital Projects Fund		
<u>Budget</u>	<u>Actual</u>	<u>Variance Favorable (Unfavorable)</u>	<u>Budget</u>	<u>Actual</u>	<u>Variance Favorable (Unfavorable)</u>
\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	23,797	23,797		20,513	20,513
	23,797	23,797		20,513	20,513
				1,718,869	(1,718,869)
				1,718,869	(1,718,869)
	23,797	23,797		(1,698,356)	(1,698,356)
	545,452	545,452		(1,824,345)	(1,824,345)
				3,438,750	3,438,750
	545,452	545,452		1,614,405	1,614,405
<u>\$ -</u>	569,249	<u>\$ 569,249</u>	<u>\$ -</u>	(83,951)	<u>\$ (83,951)</u>
	<u>\$ 569,249</u>			<u>\$ (83,951)</u>	

**PASO ROBLES REDEVELOPMENT AGENCY**  
**COMBINED STATEMENT OF REVENUES, EXPENDITURES AND CHANGES**  
**IN FUND BALANCES – BUDGET AND ACTUAL – ALL GOVERNMENTAL FUND TYPES**  
For the Fiscal Year Ended June 30, 1992

	Totals (Memorandum Only)		
	<u>Budget</u>	<u>Actual</u>	Variance Favorable (Unfavorable)
<b>Revenues:</b>			
Property taxes	\$ 272,000	\$ 398,327	\$ 126,327
Interest		44,990	44,990
<b>Total revenues</b>	<u>272,000</u>	<u>443,317</u>	<u>171,317</u>
<b>Expenditures:</b>			
Administrative expenses	50,000	57,357	(7,357)
Benefits	27,000	27,620	(620)
Equipment maintenance	1,150	1,068	82
Insurance	3,500	2,625	875
Interest expense	52,000	51,174	826
Other expenses	115,000	68,000	47,000
Other supplies and services	13,900	13,726	174
Professional and technical services	37,000	26,455	10,545
Salaries and wages	117,550	100,259	17,291
Travel and meetings	6,500	1,758	4,742
Utilities	2,000	1,745	255
Capital outlay	27,850	1,718,869	(1,691,019)
<b>Total expenditures</b>	<u>453,450</u>	<u>2,070,656</u>	<u>(1,617,206)</u>
<b>Excess of revenues over (under) expenditures</b>	<u>(181,450)</u>	<u>(1,627,339)</u>	<u>(1,445,889)</u>
<b>Other Financing Sources (Uses):</b>			
Operating transfers in		1,866,998	1,866,998
Operating transfers out		(1,866,998)	(1,866,998)
Bond proceeds		3,438,750	3,438,750
<b>Total other financing sources (uses)</b>		<u>3,438,750</u>	<u>3,438,750</u>
<b>Excess of revenues and other sources over (under) expenditures and other uses</b>	<u>\$ (181,450)</u>	1,811,411	<u>\$ 1,992,861</u>
Fund balance, July 1, 1991		<u>(1,159,718)</u>	
Fund balance, June 30, 1992		<u>\$ 651,693</u>	

See notes to the financial statements

PASO ROBLES REDEVELOPMENT AGENCY  
NOTES TO FINANCIAL STATEMENTS  
June 30, 1992

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Organization

The Paso Robles Redevelopment Agency was organized in October 1988 according to the provisions of the California Community Redevelopment Law, for the purpose of redevelopment, rehabilitation, and revitalization of the redevelopment project area.

Accounting Policies

The accounting policies of the Agency conform to generally accepted accounting principles as prescribed by the Governmental Accounting Standards Board and the American Institute of Certified Public Accountants.

Financial Reporting Entity

The Agency and the City of El Paso de Robles are closely related, and the financial statements of the Agency have been consolidated into the City's for the City's financial reporting purposes. The City Council serves as the governing board for the Agency. The Agency does not have any employees separate from those of the City, nor does it have separate facilities.

The basic, but not the only, criterion for including a governmental department, agency, institution, commission, public authority or other governmental organization in a governmental unit's reporting entity for general purpose financial reports is the exercise of oversight responsibility over such agencies by the governmental unit's elected officials. Oversight responsibility is derived from the governmental unit's power and includes, but is not limited to, financial interdependency, selection of governing authority, designation of management, ability to significantly influence operations, and accountability for fiscal matters. Oversight responsibility implies that a government unit is dependent on another, and the dependent unit should be reported as part of the other.

Fund Accounting

The accounts of the Agency are organized on the basis of funds and account groups, each of which is considered to be a separate accounting entity. The operations of each fund are accounted for with a separate set of self-balancing accounts that comprise its assets, liabilities, fund equity, revenues, and expenditures, or expenses, as appropriate. Agency resources are allocated to, and accounted for, in individual funds based upon the purpose for which they are to be spent and the means by which spending activities are controlled. The Agency's accounts are grouped, into two broad categories, which in aggregate include three fund types and two account groups as follows:

PASO ROBLES REDEVELOPMENT AGENCY  
NOTES TO FINANCIAL STATEMENTS  
June 30, 1992

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Fund Accounting (Continued)

GOVERNMENTAL FUNDS

Special Revenue Funds - are used to account for the proceeds of specific revenue sources (other than for major capital projects) that are legally restricted to expenditure for specified purposes. The Agency maintains two special revenue funds:

Low/Moderate Income Housing Fund - The Low/Moderate Income Housing Fund was established to account for the portion of the Agency's property tax allocations (20%) required to be set aside for the purpose of increasing or improving the community's supply of low or moderate income housing, pursuant to Health and Safety Code Section 33334.2.

Redevelopment Fund - The Redevelopment Fund was established to account for the balance of property tax allocations and related expenditures made on behalf of the Agency.

Debt Service Fund - The Debt Service Fund is used to account for the accumulation of resources for, and the payment of, Agency general long-term debt principal, interest and related costs.

Capital Projects Fund - The Capital Projects Fund is used to account for financial resources to be used for the acquisition or construction of major capital facilities and equipment for all fund types.

ACCOUNT GROUPS

The accounting and reporting treatment applied to the fixed assets and long-term liabilities associated with a fund are determined by its measurement focus. All governmental funds are accounted for on a spending or "financial flow" measurement focus. This means that only current assets and current liabilities are generally included on their balance sheet. Their reported fund balance is considered a measure of "available spendable resources." Thus, the fixed assets and long-term liabilities associated with governmental funds are accounted for in the account group of the Agency.

The General Fixed Assets Account Group accounts for fixed assets used in governmental fund type operations.

The General Long-Term Debt Account Group accounts for long-term liabilities expected to be financed from governmental funds.

PASO ROBLES REDEVELOPMENT AGENCY  
NOTES TO FINANCIAL STATEMENTS  
June 30, 1992

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Basis of Accounting

Basis of accounting refers to when revenues and expenditures or expenses are recognized in the accounts and reported in the financial statements. Basis of accounting relates to the timing of measurement made, regardless of the measurement focus applied.

Governmental funds are generally accounted for using the modified accrual basis of accounting. Their revenues are recognized in the accounting period in which they become both measurable and available to finance expenditures of the current fiscal period. Expenditures are recognized in the accounting period in which the liability is incurred (when goods are received or services rendered).

The General Fixed Assets Account Group accounts for fixed assets on the estimated cost basis.

Budgets and Budgetary Accounting

From the effective date of the budget, the amounts stated as proposed expenditures become appropriations of the various Agency departments. The City Council may amend the budget by motion during each fiscal year. The City Administrator may transfer funds from one major expenditure category to another within the same department and fund. Any revisions that alter the total expenditures of any fund must be approved by the City Council.

All appropriations lapse at the end of the fiscal year to the extent that they have not been expended. Lease contracts entered into by the Agency are subject to annual review by the City Council; hence, they legally are one year contracts with an option for renewal for another fiscal year.

Budgetary comparison is provided in the accompanying financial statements for the Special Revenue Funds, Debt Service Fund, and the Capital Projects Fund. Budgeted revenue and expenditure amounts shown represent the Agency's originally-adopted budget adjusted for supplemental revenues and appropriations during the course of the fiscal year. Budget amounts, as adjusted, reported for the governmental funds of the Agency are adopted on a basis consistent with generally accepted accounting principles (GAAP).

Encumbrances

Encumbrance accounting, under which purchase orders for the expenditure of monies are recorded in order to reserve that portion of the applicable appropriation, is employed as an extension of formal budgetary integration in the Special Revenue Funds.



PASO ROBLES REDEVELOPMENT AGENCY  
NOTES TO FINANCIAL STATEMENTS  
 June 30, 1992

NOTE 2 - CASH AND INVESTMENTS

Short-term investments are carried at cost, which approximate market. On June 30, 1992, the Agency had the following cash and investments on hand:

Cash and investments with fiscal agent            \$ 818,876

Pooled Cash and Non-Negotiable Certificates of Deposit

All pooled cash and non-negotiable certificates of deposit are entirely insured or collateralized. The California Government Code requires California banks and savings and loan associations to secure an agency's deposits by pledging government securities as collateral. The market value of pledged securities must equal at least 110% of the agency's deposits. California law also allows financial institutions to secure agency deposits by pledging first trust deed mortgage notes having a value of 150% of an agency's total deposits.

The agency may waive collateral requirements for deposits which are fully insured up to \$100,000 by the Federal Deposit Insurance Corporation (FDIC).

Credit Risk, Carrying Amount, and Market Value

Cash and investments of the Agency are summarized below. Cash and investments that are represented by specific identifiable investment securities are classified as to credit risk by three categories as follows: Category 1 includes investments that are insured or registered or for which securities are held by the Agency or its agent in the Agency's name; Category 2 includes uninsured and unregistered investments for which the securities are held by the broker's or dealer's trust department or agent in the Agency's name; Category 3 includes uninsured and unregistered investments for which the securities are held by the broker or dealer, or by its trust department or agent but not in the Agency's name.

	Category			Carrying	Market
	1	2	3	Amount	Value
<u>Cash With Fiscal</u>					
<u>Agents</u>					
U.S. Treasury Bills	\$ -	\$ -	\$ 818,876	\$ 818,876	\$ 818,876
 Total cash and investments	\$ -	\$ -	\$ 818,876	\$ 818,876	\$ 818,876

PASO ROBLES REDEVELOPMENT AGENCY  
NOTES TO FINANCIAL STATEMENTS  
 June 30, 1992

NOTE 2 - CASH AND INVESTMENTS (Continued)

Cash and Investments with Fiscal Agent

The Agency has monies held by trustees or fiscal agents pledged to the payment or security of certain bonds. The California Government Code provides these monies, in the absence of specific statutory provisions governing the issuance of bonds, may be invested in accordance with the ordinance, resolutions or indentures specifying the types of investments its trustees or fiscal agents may make. These ordinances, resolutions and indentures are generally more restrictive than the Agency's general investment policy. In no instance have additional types of investments, not permitted by the Agency's general investment policy, been authorized.

NOTE 3 - PROPERTY TAX ALLOCATIONS

The 1991-92 tax rate applicable to the redevelopment project area is the incremental secured taxable value reported by the San Luis Obispo County Auditor-Controller. This rate is applied to the incremental growth in assessed value within the Agency over the assessed value in the base year, subject to such modifying formulas as are applicable.

NOTE 4 - TAX ALLOCATION REVENUE BONDS, SERIES 1991

On December 1, 1991, the Paso Robles Redevelopment Agency adopted a resolution authorizing the sale of \$3,500,000 in aggregate principal amount of Paso Robles Redevelopment Project 1991 Tax Allocation Bonds. The bonds mature in amounts from \$70,000 to \$90,000 annually payable on July 1 of each year to 2006. An additional number of term bonds mature on July 1, 2021 in the principal amount of \$2,445,000. Interest rates vary from 6.60% to 7.25%. The balance of outstanding bonds at June 30, 1992 is \$3,500,000.

NOTE 5 - CHANGES IN THE GENERAL LONG-TERM DEBT ACCOUNT GROUP

	<u>Balance</u> <u>July 1, 1991</u>	<u>Additions</u>	<u>Deletions</u>	<u>Balance</u> <u>June 30, 1992</u>
Tax allocation bonds	<u>\$ -</u>	<u>\$ 3,500,000</u>	<u>\$ -</u>	<u>\$ 3,500,000</u>

PASO ROBLES REDEVELOPMENT AGENCY  
NOTES TO FINANCIAL STATEMENTS  
 June 30, 1992

NOTE 6 - TOTAL DEBT SERVICE

Debt service requirements of long-term debt are summarized as follows:

Year Ending June 30,	<u>Principal Maturities</u>		Total <u>Debt Service</u>
	<u>Tax Allocation Bonds</u>	<u>Interest</u>	
1993	\$ 70,000	\$ 247,088	\$ 317,088
1994	75,000	242,303	317,303
1995	80,000	237,188	317,188
1996	85,000	231,743	316,743
1997	90,000	225,968	315,968
Later years	<u>3,100,000</u>	<u>4,367,654</u>	<u>7,467,654</u>
	<u>\$ 3,500,000</u>	<u>\$ 5,551,944</u>	<u>\$ 9,051,944</u>

NOTE 7 - GENERAL FIXED ASSETS

A schedule of changes in general fixed assets for the year ended June 30, 1992 is shown below:

	<u>Balance July 1, 1991</u>	<u>Additions</u>	<u>Deductions</u>	<u>Balance June 30, 1992</u>
Equipment	\$ 33,059	\$ 12,944	\$ -	\$ 46,003
Building and improvements		<u>1,582,883</u>		<u>1,582,883</u>
	<u>\$ 33,059</u>	<u>\$ 1,595,827</u>	<u>\$ -</u>	<u>\$ 1,628,886</u>

NOTE 8 - CONTINGENT LIABILITIES

No contingent liabilities are outstanding as of June 30, 1992 according to the Agency's staff.

PASO ROBLES REDEVELOPMENT AGENCY  
COMBINING BALANCE SHEET  
SPECIAL REVENUE FUNDS  
 June 30, 1992

<u>Assets</u>	<u>Redevelopment Fund</u>	<u>Low/Moderate Income Housing Fund</u>	<u>Totals</u>
Accounts receivable	\$ 26,297	\$ 6,574	\$ 32,871
Loans receivable	96,195	41,326	137,521
	<hr/>	<hr/>	<hr/>
Total assets	<u>\$ 122,492</u>	<u>\$ 47,900</u>	<u>\$ 170,392</u>
<u>Liabilities and Fund Balances</u>			
Accounts payable	\$ 269	\$ —	269
Accrued salaries and benefits	3,728		3,728
Fund Balances:			
Reserved		47,900	47,900
Unreserved:			
Undesignated	118,495		118,495
	<hr/>	<hr/>	<hr/>
Total liabilities and fund balances	<u>\$ 122,492</u>	<u>\$ 47,900</u>	<u>\$ 170,392</u>

PASO ROBLES REDEVELOPMENT AGENCY  
COMBINING STATEMENT OF REVENUES, EXPENDITURES AND  
CHANGES IN FUND BALANCES  
SPECIAL REVENUE FUNDS  
For the Fiscal Year Ended June 30, 1992

	<u>Redevelopment</u> <u>Fund</u>	<u>Low/Moderate</u> <u>Income Housing</u> <u>Fund</u>	<u>Totals</u>
<b>Revenues:</b>			
Property taxes	\$ 318,662	\$ 79,665	\$ 398,327
Interest		680	680
	<hr/>	<hr/>	<hr/>
Total revenues	318,662	80,345	399,007
<b>Expenditures:</b>			
Administrative expenses	57,357		57,357
Benefits	27,620		27,620
Equipment maintenance	1,068		1,068
Insurance	2,625		2,625
Interest expense	51,174		51,174
Other expenses	68,000		68,000
Other supplies and services	13,726		13,726
Professional and technical services	26,455		26,455
Salaries and wages	100,259		100,259
Travel and meetings	1,758		1,758
Utilities	1,745		1,745
	<hr/>	<hr/>	<hr/>
Total expenditures	351,787		351,787
Excess of revenues over (under) expenditures	<hr/> (33,125)	<hr/> 80,345	<hr/> 47,220
<b>Other Financing Sources (Uses):</b>			
Operating transfers in	1,321,546		1,321,546
Operating transfers out		(42,653)	(42,653)
	<hr/>	<hr/>	<hr/>
Total other financing sources (uses)	1,321,546	(42,653)	1,278,893
Excess of revenues and other sources over (under) expenditures and other uses	<hr/> 1,288,421	<hr/> 37,692	<hr/> 1,326,113
Fund balance, July 1, 1991	<hr/> (1,169,926)	<hr/> 10,208	<hr/> (1,159,718)
Fund balance, June 30, 1992	<hr/> \$ 118,495	<hr/> \$ 47,900	<hr/> \$ 166,395

PASO ROBLES REDEVELOPMENT AGENCY  
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE  
BUDGET AND ACTUAL  
REDEVELOPMENT FUND  
For the Fiscal Year Ended June 30, 1992

	<u>Budget</u>	<u>Actual</u>	Variance Favorable <u>(Unfavorable)</u>
<b>Revenues:</b>			
Property taxes	\$ 217,600	\$ 318,662	\$ 101,062
<b>Total revenues</b>	<u>217,600</u>	<u>318,662</u>	<u>101,062</u>
<b>Expenditures:</b>			
Administrative expenses	50,000	57,357	(7,357)
Benefits	27,000	27,620	(620)
Equipment maintenance	1,150	1,068	82
Insurance	3,500	2,625	875
Interest expense	52,000	51,174	826
Other expenses	115,000	68,000	47,000
Other supplies and services	13,900	13,726	174
Professional and technical services	37,000	26,455	10,545
Salaries and wages	117,550	100,259	17,291
Travel and meetings	6,500	1,758	4,742
Utilities	2,000	1,745	255
Capital outlay	<u>27,850</u>	<u>                    </u>	<u>27,850</u>
<b>Total expenditures</b>	<u>453,450</u>	<u>351,787</u>	<u>101,663</u>
Excess of revenues over (under) expenditures	<u>(235,850)</u>	<u>(33,125)</u>	<u>202,725</u>
<b>Other Financing Sources (Uses):</b>			
Operating transfers in	<u>                    </u>	<u>1,321,546</u>	<u>1,321,546</u>
<b>Total other financing sources (uses)</b>	<u>                    </u>	<u>1,321,546</u>	<u>1,321,546</u>
Excess of revenues and other sources over (under) expenditures and other uses	<u>\$ (235,850)</u>	1,288,421	<u>\$ 1,524,271</u>
Fund balance, July 1, 1991		<u>(1,169,926)</u>	
Fund balance, June 30, 1992		<u>\$ 118,495</u>	

PASO ROBLES REDEVELOPMENT AGENCY  
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE  
BUDGET AND ACTUAL  
LOW/MODERATE INCOME HOUSING FUND  
For the Fiscal Year Ended June 30, 1992

	<u>Budget</u>	<u>Actual</u>	Variance Favorable <u>(Unfavorable)</u>
Revenues:			
Property taxes	\$ 54,400	\$ 79,665	\$ 25,265
Interest		680	680
	<hr/>	<hr/>	<hr/>
Total revenues	54,400	80,345	25,945
	<hr/>	<hr/>	<hr/>
Excess of revenues over (under) expenditures	54,400	80,345	25,945
	<hr/>	<hr/>	<hr/>
Other Financing Sources (Uses):			
Operating transfers out		(42,653)	(42,653)
	<hr/>	<hr/>	<hr/>
Total other financing sources (uses)		(42,653)	(42,653)
	<hr/>	<hr/>	<hr/>
Excess of revenues and other sources over (under) expenditures and other uses	\$ 54,400	37,692	\$ (16,708)
	<hr/>	<hr/>	<hr/>
Fund balance, July 1, 1991		10,208	
		<hr/>	
Fund balance, June 30, 1992		\$ 47,900	
		<hr/>	

PASO ROBLES REDEVELOPMENT AGENCY  
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE  
BUDGET AND ACTUAL  
DEBT SERVICE FUND  
For the Fiscal Year Ended June 30, 1992

	<u>Budget</u>	<u>Actual</u>	Variance Favorable <u>(Unfavorable)</u>
Revenues:			
Interest	\$     —	\$   23,797	\$   23,797
Total revenues	_____	_____23,797	_____23,797
Excess of revenues over (under) expenditures	_____	_____23,797	_____23,797
Other Financing Sources (Uses):			
Operating transfers in	_____	_____545,452	_____545,452
Total other financing sources (uses)	_____	_____545,452	_____545,452
Excess of revenues and other sources over (under) expenditures and other uses	\$     —	569,249	\$   569,249
Fund balance, July 1, 1991		_____	
Fund balance, June 30, 1992		\$   569,249	



PASO ROBLES REDEVELOPMENT AGENCY  
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE  
BUDGET AND ACTUAL  
CAPITAL PROJECTS FUND  
For the Fiscal Year Ended June 30, 1992

	<u>Budget</u>	<u>Actual</u>	<u>Variance</u> <u>Favorable</u> <u>(Unfavorable)</u>
Revenues:			
Interest	\$     —	\$    20,513	\$    20,513
Total revenues	<u>                    </u>	<u>          20,513</u>	<u>          20,513</u>
Expenditures:			
Capital outlay	<u>                    </u>	<u>         1,718,869</u>	<u>         (1,718,869)</u>
Total expenditures	<u>                    </u>	<u>         1,718,869</u>	<u>         (1,718,869)</u>
Excess of revenues over (under) expenditures	<u>                    </u>	<u>         (1,698,356)</u>	<u>         (1,698,356)</u>
Other Financing Sources (Uses):			
Operating transfers out	<u>                    </u>	<u>         (1,824,345)</u>	<u>         (1,824,345)</u>
Bond proceeds	<u>                    </u>	<u>          3,438,750</u>	<u>          3,438,750</u>
Total other financing sources (uses)	<u>                    </u>	<u>          1,614,405</u>	<u>          1,614,405</u>
Excess of revenues and other sources over (under) expenditures and other uses	<u>          \$     —</u>	<u>          (83,951)</u>	<u>          (83,951)</u>
Fund balance, July 1, 1991		<u>                    </u>	
Fund balance, June 30, 1992		<u>          \$    (83,951)</u>	

Part B  
Fiscal Statement

1. State Controller's Annual Report of Financial Transactions of Redevelopment Agencies
2. Annual Statement of Indebtedness

**SUPPLEMENTAL TO THE ANNUAL REPORT OF COMMUNITY REDEVELOPMENT AGENCIES**

40271000  
EL PASO ROBLES REDEVELOPMENT AGENCY  
P. O. BOX 307  
PASO ROBLES, CA 93446

The U.S. Bureau of the Census requests the following information about the fiscal activities of your government for the year ended June 30, 1992. Governments furnishing this information will no longer receive Census Bureau Form F-32, Survey of Local Government Finances. If you have any questions please contact Marion Paddy at the Census Bureau 1-800-242-4523.

**A. PERSONNEL EXPENDITURES**

Report your government's total expenditure for salaries and wages during the year, including amounts paid on force account construction projects.

200

\$ 99629

**B. MORTGAGE REVENUE BOND INTEREST PAYMENTS**

Indicate the amount of interest paid on mortgage revenue bonds during the year.

U20

\$ 0

**C. CASH AND INVESTMENTS HELD AT THE END OF THE FISCAL YEAR**

Report separately for each of the three types of funds listed below, the total cash on hand and on deposit and investments in Federal government, Federal agency, State and local government and non-governmental securities. Report all investments at par value. Include in the sinking fund total any mortgages and notes receivable held as offsets to housing and industrial financing loans. Exclude accounts receivable, value of real property and non-security assets.

- |   |             |
|---|-------------|
| 1. Sinking funds - Reserves held for redemption of long term debt.                      | <u>W01</u>  |
|   | \$ <u>0</u> |
| 2. Bond funds - Unexpended proceeds from sale of bond issues held pending disbursement. | <u>W31</u>  |
|   | \$ <u>0</u> |
| 3. All other funds - Exclude employee retirement funds.                                 | <u>W61</u>  |
|   | \$ <u>0</u> |

**ANNUAL REPORT OF FINANCIAL TRANSACTIONS  
OF COMMUNITY REDEVELOPMENT AGENCIES**

COVER SHEET  
PAGE 0 0

TO: STATE CONTROLLER  
DIVISION OF LOCAL GOVERNMENT  
FISCAL AFFAIRS  
COMMUNITY REDEVELOPMENT  
REPORTING UNIT  
P. O. BOX 942850  
SACRAMENTO, CA 94250-5876

EXPRESS MAIL ADDRESS:  
300 CAPITOL MALL, SUITE 631  
SACRAMENTO, CA 95814

PHONE: (916) 445-5153

FISCAL YEAR ENDED

, 19

**DUE WITHIN SIX MONTHS OF THE  
AGENCY'S FISCAL YEAR END.**

STATE USE ONLY	
BATCH NO	
REVIEWED	
CLEARED	

COUNTY	STATE USE ONLY									
M	M (IF DIFFERENT FROM ABOVE)									
A	A 40271000 REDEVEL									
SI	SI EI, PASO ROBLES REDEVELOPMENT AGENCY									
C	C P.O. BOX 307 ZIP CODE									
P	P PASO ROBLES, CA 93446									
(	(									
LOCATION: (STREET ADDRESS)	(IF DIFFERENT FROM ABOVE)									
CITY	STATE									ZIP CODE
AGENCY ORGANIZATION					GOVERNING BODY MEMBERSHIP					
<input type="checkbox"/> REDEVELOPMENT AGENCY (H&S CODE 33100)					<input type="checkbox"/> BOARD OF SUPERVISORS					
<input type="checkbox"/> COMMUNITY DEVELOPMENT COMMISSION (H&S CODE 34110)					<input checked="" type="checkbox"/> CITY COUNCIL <input type="checkbox"/> OTHER					

MEMBERS OF THE GOVERNING BODY	
CHAIRPERSON	MEMBER
Steve Martin	
MEMBER Christian Iversen	MEMBER
MEMBER Duane Picanco	MEMBER
MEMBER Jim Heggarty	MEMBER
MEMBER	MEMBER

REPORT PREPARED (CONTACT PERSON)	PHONE - (CONTACT PERSON)	
BY: Michael J. Compton	(805) 237-3999	
STREET ADDRESS		
801-4th Street		
CITY	STATE	ZIP CODE
Paso Robles,	CA.	93446
SIGNATURE OF EXECUTIVE DIRECTOR		DATE
NAME		TITLE
Richard J. Ramirez		Executive Officer
FIRM NAME INDEPENDENT AUDITOR		
Robert M. Moss Accountancy		

AGENCY OFFICIALS	
EXECUTIVE OFFICER	PHONE
Richard J. Ramirez	805 ) 237-3888
FISCAL OFFICER	PHONE
Michael J. Compton	805 ) 237-3999
SECRETARY	PHONE
Richard J. Ramirez	805 ) 237-3888

CONTACT PERSON	PHONE - (CONTACT PERSON)	
Ron Levy	(805) 925-2579	
STREET ADDRESS		
802 East Main Street		
CITY	STATE	ZIP CODE
Santa Maria,	CA.	93454

64

**ANNUAL REPORT OF FINANCIAL TRANSACTIONS  
OF COMMUNITY REDEVELOPMENT AGENCIES  
AUDIT INFORMATION**

**I. WAS THE REPORT PREPARED FROM AUDITED FINANCIAL DATA?** A.  YES B.  NO

**DID YOU SUBMIT A COPY OF THE AUDIT?** A.  YES B.  NO

STATE USE ONLY		A
AUDIT	1	
OPINION	2	
COMPLIANCE	3	
OPINION	4	

**II. INDICATE FINANCIAL AUDIT OPINION.**

A.  UNQUALIFIED B.  QUALIFIED  
 C.  ADVERSE D.  DISCLAIMER  
 E.  AUDIT INCOMPLETE

IF THE AUDIT OPINION WAS OTHER THAN UNQUALIFIED, STATE BRIEFLY THE REASON GIVEN. EXPECTED COMPLETION DATE \_\_\_\_\_

**III. WAS A COMPLIANCE AUDIT PERFORMED IN ACCORDANCE WITH HEALTH & SAFETY CODE SECTION 33080.1 AND THE STATE CONTROLLER'S GUIDELINES FOR COMPLIANCE AUDITS?**

A.  YES B.  NO

**DID YOU SUBMIT A COPY OF THE AUDIT?** A.  YES B.  NO

**IV. INDICATE COMPLIANCE AUDIT OPINION**

A.  UNQUALIFIED B.  POSITIVE/NEGATIVE NO EXCEPTIONS  
 C.  POSITIVE/NEGATIVE WITH EXCEPTIONS D.  QUALIFIED  
 E.  ADVERSE F.  DISCLAIMER  
 G.  COMPLIANCE AUDIT INCOMPLETE EXPECTED COMPLETION DATE: \_\_\_\_\_

**V. IF THE COMPLIANCE AUDIT WAS OTHER THAN QUALIFIED, LIST BELOW THE CODE SECTION WITH WHICH THE AGENCY WAS NOT IN COMPLIANCE.**

COMPLIANCE AUDIT GUIDE SECTION

		A	B	C	D	E
		I	II	III	IV	V
HEALTH & SAFETY CODE	(5)					
(SEE GUIDELINES FOR COMPLIANCE AUDITS FOR CODE SECTIONS.)	(6)					
	(7)					
	(8)					
	(9)					
GOV'T CODE	(10)					

**BALANCE SHEET**

**AGENCY NAME** Paso Robles Redevelopment Agency

FISCAL YEAR ENDED June 30, 19 92

660

ASSETS & OTHER DEBITS		A	B	C	D	E	F	G
		CAPITAL PROJECTS FUNDS	DEBT SERVICE FUNDS	LOW/MODERATE INCOME HOUSING FUNDS	SPECIAL REVENUE/OTHER FUNDS	GENERAL LONG-TERM DEBT	GENERAL FIXED ASSETS	TOTAL (MEMORANDUM ONLY)
CASH & IMPREST CASH	1.0	\$ 0	\$ 0	\$ 0	\$ 0			\$ 0
CASH WITH FISCAL AGENT	2.0		818,876					818,876
TAX INCREMENTS RECEIVABLE	3.0			6,574	26,297			32,871
ACCOUNTS RECEIVABLE	4.0							
ACCRUED INTEREST RECEIVABLE	5.0							
LOANS RECEIVABLE	6.0			41,326	96,196			137,522
CONTRACTS RECEIVABLE	7.0							
LEASE PAYMENTS RECEIVABLE	8.0							
UNEARNED FINANCE CHARGE DUE FROM CAPITAL PROJECTS FUND	9.0							
DUE FROM DEBT SERVICE FUND	10.0							
DUE FROM LOW/MODERATE INCOME HOUSING FUND	11.0							
DUE FROM SPECIAL REVENUE/OTHER FUNDS	12.0							
DUE FROM SPECIAL REVENUE/OTHER FUNDS	13.0							
INVESTMENTS	14.0							
OTHER ASSETS	15.0							
INVESTMENT-LAND HELD FOR RESALE	16.0							
ALLOWANCE FOR DECLINE IN VALUE OF LAND HELD FOR RESALE	16.1							
FIXED ASSETS: LAND, STRUCTURES & IMPROVEMENTS	17.0						\$ 1,582,883	1,582,883
EQUIPMENT	18.0						46,003	46,003
AMOUNT AVAILABLE IN DEBT SERVICE FUND	19.0							
AMOUNT TO BE PROVIDED FOR PAYMENT OF LONG-TERM DEBT	20.0					3,500,000		3,500,000
<b>TOTAL ASSETS &amp; OTHER DEBITS</b>								
(MUST EQUAL PAGE 04, LINE 40)	21.0	\$ 0	\$ 818,876	\$ 47,900	\$ 122,493	\$ 3,500,000	\$ 1,628,886	\$ 6,118,155

LGFA 80 (REV 5/90)

**BALANCE SHEET**

**AGENCY NAME**

Paso Robles Redevelopment Agency

**PAGE**

**0 4**

67

FISCAL YEAR ENDED June 30, 1992

		A	B	C	D	E	F	G
LIABILITIES & OTHER CREDITS		CAPITAL PROJECTS FUNDS	DEBT SERVICE FUNDS	LOW/MODERATE INCOME HOUSING FUNDS	SPECIAL REVENUE/OTHER FUNDS	GENERAL LONG-TERM DEBT	GENERAL FIXED ASSETS	TOTAL (MEMORANDUM ONLY)
ACCOUNTS PAYABLE	22.0	\$ 196	\$	\$	\$ 3,997			\$ 4,193
INTEREST PAYABLE	23.0				\$			
TAX ANTICIPATION NOTES PAYABLE	24.0							
LOANS PAYABLE	25.0							
OTHER LIABILITIES	26.0							
DUE TO CAPITAL PROJECTS FUND	27.0							
DUE TO DEBT SERVICE FUND	28.0							
DUE TO LOW/MODERATE INCOME HOUSING FUND	29.0							
DUE TO SPECIAL REVENUE/OTHER FUNDS	30.0	83,755	249,627		0			333,382
TAX ALLOCATION BONDS PAYABLE	31.0					3,500,000		3,500,000
LEASE REVENUE BONDS CERTIFICATES OF PARTICIPATION PAYABLE	32.0							
OTHER LONG-TERM DEBT	33.0							
<b>TOTAL LIABILITIES &amp; OTHER CREDITS</b>	<b>34.0</b>	<b>\$ 83,951</b>	<b>\$ 249,627</b>	<b>\$ 0</b>	<b>\$ 3,997</b>	<b>\$ 3,500,000</b>		<b>\$ 3,837,575</b>
<b>EQUITIES</b>								
INVESTMENT IN GENERAL								
FIXED ASSETS	35.0						1,628,886	1,628,886
FUND BALANCE RESERVED	36.0	\$	\$					
FUND BALANCE UNRESERVED-DESIGNATED	37.0							
FUND BALANCE UNRESERVED-UNDESIGNATED	38.0	(83,951)	569,249	47,900	118,496			651,694
<b>TOTAL EQUITIES</b>								
(MUST EQUAL PAGE 05, LINE 51)	39.0	\$ (83,951)	\$ 569,249	\$ 47,900	\$ 118,496		\$ 1,628,886	\$ 2,280,580
<b>TOTAL LIABILITIES &amp; OTHER CREDITS &amp; EQUITIES</b>	<b>40.0</b>	<b>\$ 0</b>	<b>\$ 818,876</b>	<b>\$ 47,900</b>	<b>\$ 122,493</b>	<b>\$ 3,500,000</b>	<b>\$ 1,628,886</b>	<b>\$ 6,118,155</b>

**INCOME STATEMENT**

**AGENCY NAME** Paso Robles Redevelopment Agency

89

**PROJECT AREA NAME**

**FISCAL YEAR ENDED** June 30, 19 92

		A	B	C	D	E
<b>REVENUES</b>		<b>CAPITAL PROJECTS FUNDS</b>	<b>DEBT SERVICE FUNDS</b>	<b>LOW/MODERATE INCOME HOUSING FUNDS</b>	<b>SPECIAL REVENUE/OTHER FUNDS</b>	<b>TOTAL</b>
TAX INCREMENT	1.0	\$	\$	\$ 79,666	\$ 318,622	\$ 398,328
SPECIAL SUPPLEMENTAL SUBVENTION	2.0					
PROPERTY ASSESSMENTS	3.0					
SALES & USE TAX	4.0					
TRANSIENT OCCUPANCY TAX	4.1					
INTEREST INCOME	5.0	20,513	23,797	674		44,984
RENTAL INCOME	6.0					
LEASE INCOME	7.0					
SALE OF REAL ESTATE	8.0					
GAIN ON LAND HELD FOR RESALE	8.1					
FEDERAL GRANTS	9.0					
GRANTS FROM OTHER AGENCIES	10.0					
BOND ADMINISTRATIVE FEES	11.0					
OTHER REVENUES	12.0					
<b>TOTAL REVENUES</b>	<b>13.0</b>	<b>20,513</b>	<b>23,797</b>	<b>80,340</b>	<b>318,622</b>	<b>443,312</b>
<b>EXPENDITURES</b>						
ADMINISTRATION COSTS	14.0	\$ 907	\$	\$ 42,648	\$ 231,504	\$ 275,059
PROFESSIONAL SERVICES	15.0				26,455	26,455
PLANNING, SURVEY & DESIGN	16.0					
REAL ESTATE PURCHASES	17.0	1,582,883	0	0	0	1,582,883
EXPENDITURES SUB-TOTAL (CARRY TO LINE 19)	(18.0)	\$ 1,583,790	\$ 0	\$ 42,648	\$ 257,959	\$ 1,884,397

\* In order to ensure consistency, the amounts reported in the Low and Moderate Income Housing Fund should form the basis for the data reported to the Department of Housing and Community Development on Schedules HCD-A and HCD-C.



**INCOME STATEMENT**

**AGENCY NAME** Paso Robles Redevelopment Agency

**PAGE** 0 5

69

**PROJECT AREA NAME**

**FISCAL YEAR ENDED** June 30, 19 92

EXPENDITURES (CONT)		A	B	C	D	E
		CAPITAL PROJECTS FUNDS	DEBT SERVICE FUNDS	LOW/MODERATE INCOME HOUSING FUNDS	SPECIAL REVENUE/OTHER FUNDS	TOTAL
SUB-TOTAL (FROM LINE 18)	(19.0)	\$ 1,583,790	\$ 0	\$ 42,648	\$ 257,959	\$ 1,884,397
ACQUISITION EXPENSE	20.0					
OPERATION OF ACQUIRED PROPERTY	21.0					
RELOCATION COSTS	22.0					
RELOCATION PAYMENTS	23.0					
SITE CLEARANCE COSTS	24.0					
PROJECT IMPROVEMENT/ CONSTRUCTION COSTS	25.0	38,380				38,380
DISPOSAL COSTS	26.0					
LOSS ON DISPOSITION OF LAND HELD FOR RESALE	26.1					
DECLINE IN VALUE OF LAND HELD FOR RESALE	26.2					
REHABILITATION COSTS	27.0					
REHABILITATION GRANTS	28.0					
INTEREST EXPENSE	29.0				51,174	51,174
FIXED ASSET ACQUISITIONS	30.0	12,944				12,944
SUBSIDIES TO LOW & MODERATE INCOME HOUSING	31.0					
DEBT ISSUANCE COSTS	31.1	83,755				83,755
OTHER EXPENDITURES	32.0					
<b>DEBT PRINCIPAL PAYMENTS:</b>						
TAX ALLOCATION BONDS & NOTES	33.0					
REVENUE BONDS & CERTIFICATES OF PARTICIPATION	34.0					
CITY/COUNTY ADVANCES & LOANS	35.0					
U. S., STATE, & OTHER LONG-TERM DEBT	36.0					
<b>TOTAL EXPENDITURES</b>	<b>37.0</b>	<b>\$ 1,718,869</b>	<b>\$ 0</b>	<b>\$ 42,648</b>	<b>\$ 309,133</b>	<b>\$ 2,070,650</b>

\* In order to ensure consistency, the amounts reported in the Low and Moderate Income Housing Fund should form the basis for the data reported to the Department of Housing and Community Development on Schedules HICD-A and HICD-C.

**INCOME STATEMENT**

**AGENCY NAME** Paso Robles Redevelopment Agency

70

**FISCAL YEAR ENDED** June 30, 19 92

**PROJECT AREA NAME** \_\_\_\_\_

		A	B	C	D	E
EXPENDITURES (CONT)		CAPITAL PROJECTS FUNDS	DEBT SERVICE FUNDS	LOW/MODERATE INCOME HOUSING * FUNDS	SPECIAL REVENUE/OTHER FUNDS	TOTAL
<b>EXCESS (DEFICIENCY) REVENUES OVER (UNDER) EXPENDITURES</b>	38.0	\$ (1,698,356)	\$ 23,797	\$ 37,692	\$ 9,529	\$ (1,627,338)
<b>OTHER FINANCING SOURCES (USES)</b>						
PROCEEDS OF LONG-TERM DEBT	39.0	3,438,750				3,438,750
PROCEEDS OF REFUNDING BONDS	39.1					
PAYMENT TO REFUNDED BOND ESCROW AGENT	39.2	( )	( )	( )	( )	( )
ADVANCES FROM CITY/COUNTY	40.0					
SALE OF FIXED ASSETS	41.0					
MISCELLANEOUS FINANCING SOURCES (USES)	41.1					
OPERATING TRANSFERS IN	42.0		545,446		1,278,893	1,824,339
TAX INCREMENT TRANSFERS IN (LOW & MOD HOUSING FUND)	42.1					
OPERATING TRANSFERS OUT	43.0	( 1,824,345 )	( )	( )	( )	( 1,824,345 )
TAX INCREMENT TRANSFERS OUT (TO LOW & MOD HOUSING FUND)	43.1	( )	( )		( )	( )
<b>TOTAL - OTHER FINANCING SOURCES (USES)</b>	44.0	\$ 1,614,405	\$ 545,446	\$ 0	\$ 1,278,893	\$ 3,438,744
<b>EXCESS (DEFICIENCY) OF REVENUES &amp; OTHER FINANCING SOURCES OVER EXPENDITURES &amp; OTHER FINANCING USES (LINE 38 + LINE 44)</b>						
	45.0	\$ (83,951)	\$ 569,249	\$ 37,692	\$ 1,288,422	\$ 1,811,412
<b>EQUITY, BEGINNING OF PERIOD</b>	46.0	\$ 0	\$ 0	\$ 10,208	\$ (1,169,926)	\$ (1,159,718)
<b>ADJUSTMENTS:</b>						
PRIOR PERIOD ADJUSTMENTS	47.0					
RESIDUAL EQUITY TRANSFERS	48.0					
OTHER - (EXPLAIN)	49.0					
	50.0					
<b>EQUITY, END OF PERIOD (MUST EQUAL PAGE 04, LINE 39)</b>	51.0	\$ (83,951)	\$ 569,249	\$ 47,900	\$ 118,496	\$ 651,694

\* In order to ensure consistency, the amounts reported in the Low and Moderate Income Housing Fund should form the basis for the data reported to the Department of Housing and Community Development on Schedules HCD-A and HCD-C.

**INCOME STATEMENT – CONSOLIDATED**

**AGENCY NAME**

Paso Robles Redevelopment Agency

PAGE **0** **5**

FISCAL YEAR ENDED

June 30, 19 92

REVENUES		A	B	C	D	E
		CAPITAL PROJECTS FUNDS	DEBT SERVICE FUNDS	LOW/MODERATE INCOME HOUSING FUNDS	SPECIAL REVENUE/OTHER FUNDS	TOTAL
TAX INCREMENT	1.0	\$	\$	79,666	318,662	398,328
SPECIAL SUPPLEMENTAL SUBVENTION	2.0					
PROPERTY ASSESSMENTS	3.0					
SALES & USE TAX	4.0					
TRANSIENT OCCUPANCY TAX	4.1					
INTEREST INCOME	5.0	20,513	23,797	674		44,984
RENTAL INCOME	6.0					
LEASE INCOME	7.0					
SALE OF REAL ESTATE GAIN ON LAND HELD FOR RESALE	8.0 8.1					
FEDERAL GRANTS	9.0					
GRANTS FROM OTHER AGENCIES	10.0					
BOND ADMINISTRATIVE FEES	11.0					
OTHER REVENUES	12.0					
<b>TOTAL REVENUES</b>	<b>13.0</b>	<b>20,513</b>	<b>23,797</b>	<b>80,340</b>	<b>318,662</b>	<b>443,312</b>
<b>EXPENDITURES</b>						
ADMINISTRATION COSTS	14.0	\$ 907	\$	\$ 42,648	\$ 231,504	\$ 275,059
PROFESSIONAL SERVICES	15.0				26,455	26,455
PLANNING, SURVEY & DESIGN	16.0					
REAL ESTATE PURCHASES	17.0	1,582,883				1,582,883
EXPENDITURES SUB-TOTAL (CARRY TO LINE 19)	(18.0)	\$ 1,583,790	\$ 0	\$ 42,648	\$ 257,959	\$ 1,884,397

\* In order to ensure consistency, the amounts reported in the Low and Moderate Income Housing Fund should form the basis for the data reported to the Department of Housing and Community Development on Schedules HCD-A and HCD-C.

71

**INCOME STATEMENT – CONSOLIDATED**

**AGENCY NAME**

Paso Robles Redevelopment Agency

PAGE **0** **5**

FISCAL YEAR ENDED: June 30, 1992

		A	B	C	D	E
EXPENDITURES (CONT)		CAPITAL PROJECTS FUNDS	DEBT SERVICE FUNDS	LOW/MODERATE INCOME HOUSING FUNDS	SPECIAL REVENUE/OTHER FUNDS	TOTAL
SUB-TOTAL (FROM LINE 18)	(19.0)	\$ 1,583,790	\$ 0	\$ 42,648	\$ 257,959	\$ 1,884,397
ACQUISITION EXPENSE	20.0					
OPERATION OF ACQUIRED PROPERTY	21.0					
RELOCATION COSTS	22.0					
RELOCATION PAYMENTS	23.0					
SITE CLEARANCE COSTS	24.0					
PROJECT IMPROVEMENT/ CONSTRUCTION COSTS	25.0	38,380				38,380
DISPOSAL COSTS	26.0					
LOSS ON DISPOSITION OF LAND HELD FOR RESALE	26.1					
DECLINE IN VALUE OF LAND HELD FOR RESALE	26.2					
REHABILITATION COSTS	27.0					
REHABILITATION GRANTS	28.0					
INTEREST EXPENSE	29.0				51,174	51,174
FIXED ASSET ACQUISITIONS	30.0	12,944				12,944
SUBSIDIES TO LOW & MODERATE INCOME HOUSING	31.0					
DEBT ISSUANCE COSTS	31.1	83,755				83,755
OTHER EXPENDITURES	32.0					
<b>DEBT PRINCIPAL PAYMENTS:</b>						
TAX ALLOCATION BONDS & NOTES	33.0					
REVENUE BONDS & CERTIFICATES OF PARTICIPATION	34.0					
CITY/COUNTY ADVANCES & LOANS	35.0					
U. S., STATE, & OTHER LONG-TERM DEBT	36.0					
<b>TOTAL EXPENDITURES</b>	<b>37.0</b>	<b>\$ 1,718,869</b>	<b>\$ 0</b>	<b>\$ 42,648</b>	<b>\$ 309,133</b>	<b>\$ 2,070,650</b>

*In order to ensure consistency, the amounts reported in the Low and Moderate Income Housing Fund should form the basis for the data reported to the Department of Housing and Community Development on Schedules HCD-A and HCD-C.*

72

**INCOME STATEMENT -- CONSOLIDATED**

AGENCY NAME

Paso Robles Redevelopment Agency

PAGE 0 5

73

FISCAL YEAR ENDED June 30, 19 92

		A	B	C	D	E
EXPENDITURES (CONT)		CAPITAL PROJECTS FUNDS	DEBT SERVICE FUNDS	LOW/MODERATE INCOME HOUSING FUNDS	SPECIAL REVENUE/OTHER FUNDS	TOTAL
<b>EXCESS (DEFICIENCY) REVENUES OVER (UNDER) EXPENDITURES</b>	38.0	\$ (1,698,356)	\$ 23,797	\$ 37,692	\$ 9,529	\$ (1,627,338)
<b>OTHER FINANCING SOURCES (USES)</b>						
PROCEEDS OF LONG-TERM DEBT	39.0	3,438,750				3,438,750
PROCEEDS OF REFUNDING BONDS	39.1					
PAYMENT TO REFUNDED BOND ESCROW AGENT	39.2	( )	( )	( )	( )	( )
ADVANCES FROM CITY/COUNTY	40.0					
SALE OF FIXED ASSETS	41.0					
MISCELLANEOUS FINANCING SOURCES (USES)	41.1					
OPERATING TRANSFERS IN	42.0		545,446		1,278,893	1,824,339
TAX INCREMENT TRANSFERS IN (LOW & MOD HOUSING FUND)	42.1					
OPERATING TRANSFERS OUT	43.0	( 1,824,345 )	( )	( )	( )	( 1,824,345 )
TAX INCREMENT TRANSFERS OUT (TO LOW & MOD HOUSING FUND)	43.1	( )	( )			
<b>TOTAL - OTHER FINANCING SOURCES (USES)</b>	44.0	\$ 1,614,405	\$ 545,446	\$ 70	\$ 1,278,893	\$ 3,438,744
<b>EXCESS (DEFICIENCY) OF REVENUES &amp; OTHER FINANCING SOURCES OVER EXPENDITURES &amp; OTHER FINANCING USES (LINE 38 + LINE 44)</b>	45.0	\$ (83,951)	\$ 569,249	\$ 37,692	\$ 1,288,422	\$ 1,811,412
<b>EQUITY, BEGINNING OF PERIOD</b>	46.0	\$ 0	\$ 0	\$ 10,208	\$ (1,169,926)	\$ (1,159,718)
<b>ADJUSTMENTS:</b>						
PRIOR PERIOD ADJUSTMENTS	47.0					
RESIDUAL EQUITY TRANSFERS	48.0					
OTHER -- (EXPLAIN)	49.0					
	50.0					
<b>EQUITY, END OF PERIOD (MUST EQUAL PAGE 04, LINE 39)</b>	51.0	\$ (83,951)	\$ 569,249	\$ 47,900	\$ 118,496	\$ 651,694

\* In order to ensure consistency, the amounts reported in the Low and Moderate Income Housing Fund should form the basis for the data reported to the Department of Housing and Community Development on Schedules HCD-A and HCD-C.



**AGENCY LONG-TERM DEBT**  
**TAX ALLOCATION BONDS, REVENUE BONDS AND CERTIFICATES OF PARTICIPATION**

SCHEDULE A-RP

FISCAL YEAR ENDED June 30, 19 92

AGENCY NAME Paso Robles Redevelopment Agency

PAGE 1 OF 2

PROJECT AREA NAME Paso Robles Redevelopment Agency

USE A SEPARATE COLUMN FOR LISTING EACH BOND AUTHORIZATION NOT FULLY RETIRED. USE ADDITIONAL PAGES AS NECESSARY.

INDICATE TYPE OF DEBT: TAX ALLOCATION BOND, REVENUE BOND OR CERTIFICATE OF PARTICIPATION		Tax Allocation				TOTAL
YEAR OF AUTHORIZATION	1.0	FY 1992				
PRINCIPAL AMOUNT AUTHORIZED	1.1	\$ 3,500,000	\$	\$	\$	\$ 3,500,000
PRINCIPAL AMOUNT UNISSUED	1.2					
PRINCIPAL AMOUNT UNMATURED - BEGINNING OF FISCAL YEAR	2.0					
ADJUSTMENTS MADE DURING YEAR (EXPLAIN)	3.0					
PRINCIPAL AMOUNT ISSUED DURING FISCAL YEAR	4.0	3,500,000				3,500,000
PRINCIPAL AMOUNT MATURED DURING FISCAL YEAR	5.0	( 0 )	( )	( )	( )	( 0 )
PRINCIPAL AMOUNT DEFEASED DURING FISCAL YEAR	5.1	( 0 )	( )	( )	( )	( 0 )
PRINCIPAL AMOUNT UNMATURED - END OF FISCAL YEAR	6.0	\$ 3,500,000	\$	\$	\$	\$ 3,500,000
PRINCIPAL AMOUNT IN DEFAULT	6.1	0				0
INTEREST IN DEFAULT	6.2	0				0

PURPOSE OF DEBT BY AUTHORIZATION	REVENUES PLEDGED AS ADDITIONAL SECURITY (SPECIFY NATURE OF REVENUE)	EXTENT PLEDGED
Repay advances by the City's General Fund		%
to acquire real property to be used for		%
interim City Hall.		%
		%

OTHER LONG-TERM DEBT

SCHEDULE B-RP

AGENCY NAME Paso Robles Redevelopment Agency

FISCAL YEAR ENDED \_\_\_\_\_, 19\_\_\_\_

PROJECT AREA NAME Paso Robles Project

USE A SEPARATE COLUMN FOR LISTING EACH BOND AUTHORIZATION NOT FULLY RETIRED. USE ADDITIONAL PAGES AS NECESSARY.

		1 6 A	1 7 A	1 8 A	1 9 A	
OTHER LONG-TERM INDEBTEDNESS	(1.0)	CITY/COUNTY	STATE	U. S.	OTHER	TOTAL
PRINCIPAL AMOUNT UNMATURED- BEGINNING OF FISCAL YEAR	2.0	\$ 1,341,166	\$	\$	\$	\$ 1,341,166
ADJUSTMENTS MADE DURING YEAR (EXPLAIN)	3.0					
INTEREST ADDED TO PRINCIPAL	3.1					
PRINCIPAL AMOUNT RECEIVED DURING FISCAL YEAR	4.0					
PRINCIPAL AMOUNT MATURED DURING FISCAL YEAR	5.0	( 1,007,588 )	( )	( )	( )	( 1,007,588 )
PRINCIPAL AMOUNT UNMATURED- END OF FISCAL YEAR	6.0	\$ 333,578	\$	\$	\$	\$ 333,578

Note: This is really a "due to" advance made by the City General Fund to the Redevelopment Agency which is payable from tax increment revenues and/or bond sale proceeds. It is payable upon receipt of tax increment and/or bond proceeds.



**NON-AGENCY LONG-TERM DEBT**  
**MORTGAGE REVENUE BONDS, INDUSTRIAL DEVELOPMENT BONDS AND CERTIFICATES OF PARTICIPATION**

77  
**SCHEDULE C-RP**

AGENCY NAME Paso Robles Redevelopment Agency  
 PROJECT AREA NAME Paso Robles Project

PAGE      OF     

FISCAL YEAR ENDED June 30 19 92

USE A SEPARATE COLUMN FOR LISTING EACH BOND AUTHORIZATION NOT FULLY RETIRED. USE ADDITIONAL PAGES AS NECESSARY.

INDICATE TYPE OF DEBT: MORTGAGE REVENUE BONDS, INDUSTRIAL DEVELOPMENT BONDS, CERTIFICATES OF PARTICIPATION						TOTAL
YEAR OF AUTHORIZATION	1.0					
PRINCIPAL AMOUNT AUTHORIZED	1.1 \$	\$	\$	\$	\$	\$
PRINCIPAL AMOUNT UNISSUED	1.2					
PRINCIPAL AMOUNT UNMATURED-- BEGINNING OF FISCAL YEAR	2.0					
ADJUSTMENTS MADE DURING YEAR (EXPLAIN)	3.0					
PRINCIPAL AMOUNT ISSUED DURING FISCAL YEAR	4.0					
PRINCIPAL AMOUNT MATURED DURING FISCAL YEAR	5.0 (            ) (            ) (            ) (            ) (            )					
PRINCIPAL AMOUNT DEPOSED DURING FISCAL YEAR	5.1 (            ) (            ) (            ) (            ) (            )					
PRINCIPAL AMOUNT UNMATURED-- END OF FISCAL YEAR	6.0 \$	\$	\$	\$	\$	\$
PRINCIPAL AMOUNT IN DEFAULT	6.1					
INTEREST IN DEFAULT	6.2					

PURPOSE OF DEBT BY AUTHORIZATION	REVENUES PLEDGED AS ADDITIONAL SECURITY (SPECIFY NATURE OF REVENUE)	EXTENT PLEDGED
		%
		%
		%
		%

ASSESSED VALUATIONS – AND – TAX INCREMENT REVENUES

SCHEDULE D-RP

78

FISCAL YEAR ENDED June 30, 19 92

AGENCY NAME Paso Robles Redevelopment Agency

PAGE 3 1

PROJECT AREA NAME Paso Robles Project

ASSESSED VALUATION DATA

		A	B	C
		SECURED	UNSECURED	TOTAL
FROZEN BASE ASSESSED VALUATION	1.0	\$ 124,104,448	\$ 14,019,621	\$ 138,124,069
INCREMENT ASSESSED VALUATION	2.0	\$ 41,101,695	\$ 2,990,109	\$ 44,091,804
TOTAL ASSESSED VALUATION	3.0	\$ 165,206,143	\$ 17,009,730	\$ 182,215,873

TAX INCREMENT REVENUES

		A	B	C
AMOUNTS PAID TO TAXING AGENCIES PURSUANT TO:		HEALTH & SAFETY CODE SECTION 33401	HEALTH & SAFETY CODE SECTION 33676	TOTAL
COUNTY	4.0	\$	\$	\$
CITIES	5.0			
SCHOOL DISTRICTS	6.0	\$ 55,623		\$ 55,623
COMMUNITY COLLEGE DISTRICTS	7.0	\$ 8,109		\$ 8,109
SPECIAL DISTRICTS	8.0	\$ 6,926		\$ 6,926
ALL OTHER AGENCIES	9.0	\$ 4,805		\$ 4,805
TOTAL PAID TO TAXING AGENCIES	10.0	\$ 75,463	\$	\$ 75,463
TAX INCREMENT AVAILABLE FOR REDEVELOPMENT PURPOSES	11.0			\$ 365,455
TOTAL TAX INCREMENT ALLOCATED	12.0			\$ 440,918

ASSESSED VALUATIONS - AND - TAX INCREMENT REVENUES

SCHEDULE D-R

79

FISCAL YEAR ENDED June 30 1992

AGENCY NAME Paso Robles Redevelopment Agency

PAGE 

3	1
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ASSESSED VALUATION DATA

		A	B	C
		SECURED	UNSECURED	TOTAL
FROZEN BASE ASSESSED VALUATION	1.0	\$ 124,104,448	\$ 14,019,621	\$ 138,124,069
INCREMENT ASSESSED VALUATION	2.0	41,101,695	2,990,109	44,091,804
TOTAL ASSESSED VALUATION	3.0	\$ 165,206,143	\$ 17,009,730	\$ 182,215,873

TAX INCREMENT REVENUES

		A	B	C
AMOUNTS PAID TO TAXING AGENCIES PURSUANT TO:		HEALTH & SAFETY CODE SECTION 33401	HEALTH & SAFETY CODE SECTION 33676	TOTAL
COUNTY	4.0			
CITIES	5.0			
SCHOOL DISTRICTS	6.0	55,623		55,623
COMMUNITY COLLEGE DISTRICTS	7.0	8,109		8,109
SPECIAL DISTRICTS	8.0	6,926		6,926
ALL OTHER AGENCIES	9.0	4,805		4,805
TOTAL PAID TO TAXING AGENCIES	10.0	\$ 75,463		\$ 75,463
TAX INCREMENT AVAILABLE FOR REDEVELOPMENT PURPOSES	11.0			\$ 365,455
TOTAL TAX INCREMENT ALLOCATED	12.0			\$ 440,918

**PLEASE SUBMIT A COPY OF THE STATEMENT  
OF INDEBTEDNESS WHICH YOU FILED WITH THE COUNTY  
AUDITOR ON OR BEFORE OCTOBER 1, 1991.**

**DO NOT SUBMIT THE STATEMENT OF INDEBTEDNESS  
REPORTING JUNE 30, 1992 BALANCES.  
SUBMIT THE STATEMENT SHOWING  
JUNE 30, 1991 BALANCES.**

Paso Robles:                      Redevelopment Agency  
 Statement of Indebtedness  
 Report Year July 1, 19 91 to June 30, 19 92

**Project Identification:**

Debt Identification	Date	Original Principal Amount	Term	Interest Rate	Outstanding Debt 6-30- 92	Principal Amount Due During Report Year	Interest Amount Due During Report Year
(a) 1991 Tax Allocation Bond	12/91	3,500,000	20 yr.	4.3	3,500,000	0	7,620
(b) City of Paso Robles	5/92	4,405,000	15 yr.	7.5	4,405,000	0	0
(c) City of Paso Robles	6/92	176,000	Demand	10.0	176,000	0	0
(d)							
(e)							
(f)							
(g)							
(h)							
Grand Totals							
Available Financing							
Net Requirement							

**Purpose of Indebtedness:**

- |   |   |
|---|---|
| <p><u>(a) Repay demand notes to City of Paso Robles and</u></p> <p><u>(b) provide funds for purchase of interim City Hall</u></p> <p><u>(c) property.</u></p> <p><u>(d) To fund various capital improvement projects.</u></p> | <p><u>(c) To cover negative cash balances @ 6/30/92 for RDA</u></p> <p><u>operations.</u></p> <p><u>(g)</u></p> <p><u>(h)</u></p> |
|---|---|

**Chief Fiscal Officer Certification:**

Pursuant to Sec. 33675 of the Health and Safety Code, I hereby certify that the above is a true and accurate Statement of Indebtedness.

Michael J. Compton, Director of Administrative Services	(Title)
<i>Michael J. Compton</i>	7/15/92
(Signature)	(Date)

Part C

Agency Activities Affecting  
Housing and Displacement

SCHEDULE HCD - A

REPORT FOR FISCAL YEAR ENDING ON 6 / 30 / 92

AGENCY NAME AND ADDRESS

COUNTY OF JURISDICTION:

Paso Robles Redevelopment Agency

San Luis Obispo

P. O. Box 307

Paso Robles, California 93446

Michael J. Compton

(805) 237-3999

Name Of Person Preparing Report

Telephone Number of Preparer

NUMBER OF ACTIVE PROJECT AREAS ADMINISTERED BY THIS AGENCY: 1

NOTE: IF AGENCY OPERATES MORE THAN ONE PROJECT AREA, COMPLETE ABOVE PORTION OF THIS FORM. THEN MAKE ENOUGH COPIES OF PAGES 1 THROUGH 5 TO PROVIDE A SEPARATE SCHEDULE HCD-A REPORTING FORM FOR EACH PROJECT AREA.

HCD's reporting mandate, contained in Health and Safety Code Section 33080.6, refers to Sections 33080.1, 33334.2, 33413, and 33488. Questions 1 through 6 address the mandates in Sections 33080.1 and 33334.2.

1. Paso Robles Redevelopment Agency  
Project Name: \_\_\_\_\_ If new, give year adopted: \_\_\_\_\_

2. Year(s) Merged: n/a, Year(s) areas were added or removed:  
\_\_\_\_\_ n/a \_\_\_\_\_

3. Percentage of project's tax increments set aside for housing and  
deposited in the L&M Fund: (Show exact % if possible; otherwise show 0,  
20%, less than 20%, or more than 20%) 20 %

4. If set-aside is being deferred, or is less than 20% of the total tax  
increments allocated to the entire project, when were the necessary  
findings adopted? (Show month/day/year): n/a / /

5. The Health and Safety Code authorizes types of findings which can be made  
to exempt a project from the set-aside requirement. Indicate type(s) of  
findings adopted by checking appropriate Health and Safety Code Section  
designation(s): n/a

[ ] Section 33334.2(a)(1) (No need in community to increase/improve  
supply of low/moderate-income housing.)

[ ] Section 33334.2(a)(2) (Less than 20% set-aside is sufficient to  
meet the need.)

[ ] Section 33334.2(a)(3) (Community is making substantial effort  
equivalent in value to 20% set-aside.)

[ ] Section 33334.6(d) (Project was adopted prior to 1977 and tax  
increments are needed to meet existing debts.)

[ ] Section 33334.6(e) (Project was adopted prior to 1977 and tax  
increments are needed for timely completion of projects to which agency  
was committed prior to 1986.)

8. pursuant to Sections 33080.4(a)(1) and (a)(3), complete the chart below to report the number of dwelling units destroyed or removed from this project area as a result of redevelopment activities during the fiscal year; the number of those units the agency is not required to replace; and the type and income category of households displaced from the project area during the fiscal year.

Household Income and Type	Total No. Households Displaced	Income/Type Households Displaced	Total Units Lost	Units Lost not Required to be Replaced
Very Low	<u>0</u>		<u>0</u>	<u>n/a</u>
Elderly		<u>n/a</u>		
Family (non-elderly)		<u>n/a</u>		
Other (not family/ not elderly)		<u>n/a</u>		
Low	<u>0</u>		<u>0</u>	<u>n/a</u>
Elderly		<u>n/a</u>		
Family (non-elderly)		<u>n/a</u>		
Other (not family/ not elderly)		<u>n/a</u>		
Moderate	<u>0</u>		<u>0</u>	<u>n/a</u>
Elderly		<u>n/a</u>		
Family (non-elderly)		<u>n/a</u>		
Other (not family/ not elderly)		<u>n/a</u>		
Above Mod	<u>0</u>		<u>0</u>	<u>n/a</u>
Elderly		<u>n/a</u>		
Family (non-elderly)		<u>n/a</u>		
Other (not family/ not elderly)		<u>n/a</u>		

9. As required in Section 33080.4(a)(2), estimate the type and number of households, by income category, to be displaced from this project area during the next reporting period:

Total Units	Subtotal for Elderly Households	Subtotal for Other Households
Very Low <u>0</u>	<u>n/a</u>	<u>n/a</u>
Low <u>0</u>	<u>n/a</u>	<u>n/a</u>
Moderate <u>0</u>	<u>n/a</u>	<u>n/a</u>
Above Mod <u>0</u>	<u>n/a</u>	<u>n/a</u>

10. Sections 33413(d) and 33413.5 specify that project areas adopted or amended to add areas after 1975 are required to adopt replacement housing plans at least 30 days prior to entering certain agreements affecting properties from which low- and moderate-income dwelling units will be removed. Other project areas MAY adopt such plans.

If the agency adopted a replacement housing plan, report the date it was adopted:

n/a

    /    /    

84



THE REDEVELOPMENT AGENCY SHOULD RETAIN A COPY OF THIS SECTION AFTER IT HAS BEEN COMPLETED AND ESTABLISH A PROCEDURE FOR UPDATING IT FOR SUBMISSION IN FUTURE REPORTS.

Redevelopment Agency Paso Robles Community Redevelopment Agency

COUNTY: San Luis Obispo

SCHEDULE HCD-A (Continued) for the Paso Robles Redevelopment Project  
(Information Compiled Pursuant to Health and Safety Code Section J3418)

INVENTORY OF RENTAL HOUSING UNITS IN THIS PROJECT AREA WITH  
RESTRICTIONS ON OCCUPANCY/AFFORDABILITY IMPOSED BY  
RECORDED AGREEMENTS OR CONDITIONS, COVENANTS, AND RESTRICTIONS

Page 1 of 2

Project Name/ Address: (IF AGENCY DEVELOPED PROJECT, CIRCLE NAME)	Owner Name/ Address:	Total No. Units in Project	Reserved for Elderly				Restricted by Income Only			Units Occupied by Ineligible Households				Subsidy Sources Used	Earliest Affordability Termination Date
			VLO	LOW	MOD	OTH	VLO	LOW	MOD	VLO	LOW	MOD	ELDERLY		
Hacienda Del Norte 529 Tenth Street	D. Bolin P.O. Box 1 Everett, WA 98206	44	0	44	0	0	0	0	0	0	0	0	0	HUD (221(D)(3))	1994
Oak Park 3201 Pine Street	Paso Robles Housing Authority 3201 Pine Street Paso Robles, CA 93446	150	20	0	0	0	130	0	0	0	0	0	0	HUD	2003
Los Robles Terrace 2409 Spring Street	Los Robles Terrace, Inc. 1411 Marsh Street #103 San Luis Obispo, CA 93408	40	40	0	0	0	0	0	0	0	0	0	0	HUD, HCD, RDA, OTH, CDBG, DB PRIV	2030 (est)
Paso Robles Gardens 540 Sims Avenue	Palmer Roswell 730 Park Paso Robles, CA 93408	26	0	26	0	0	0	26	0	0	0	0	0	FmHA (RH 515)	2015
City of San Luis Obispo Housing Authority (Section 8 Existing Voucher)	City of San Luis Obispo Housing Authority P.O. Box 638 San Luis Obispo, CA 93408	105	0	0	0	0	105	0	0	0	0	0	0	HUD undetermined	

NOTE: This sheet is to contain information only for RENTAL units. Under SOURCES OF SUBSIDIES, use the following codes to identify sources:

RDA = Redevelopment agency provided financing  
FmHA, followed by program number = Farmers Home Administration financing  
HUD, followed by appropriate program number = HUD construction or rehab financing  
HCD = State Department of Housing and Community Development financing  
CHFA = California Housing and Finance Agency financing  
PRIV. = Private sources (i.e. foundation grants, corporate contributions, etc.)  
Use "HUD V" or "HUD-C" to indicate units subsidized through federal Section 8 vouchers or certificates.

DB = City provided density bonus  
CDBG = Federal CDBG financing  
UDAG = Federal Urban Development Grant  
MRB = Local Mortgage Revenue Bond financing  
TAXC = Federal Tax Credits  
OTH = Any other source (explain with note)

ed

THE REDEVELOPMENT AGENCY SHOULD RETAIN A COPY OF THIS SECTION AFTER IT HAS BEEN COMPLETED AND ESTABLISH A PROCEDURE FOR UPDATING IT FOR SUBMISSION IN FUTURE REPORTS.

Redevelopment Agency Paso Robles  
Community Redevelopment Agency

COUNTY: San Luis Obispo

SCHEDULE HCD-A (Continued) for the Paso Robles Redevelopment Project  
 (Information Compiled Pursuant to Health and Safety Code Section 13418)

INVENTORY OF OWNER-OCCUPIED HOUSING UNITS IN THIS PROJECT AREA  
 WITH RESTRICTIONS ON OCCUPANCY/AFFORDABILITY IMPOSED BY  
 RECORDED AGREEMENTS OR CONDITIONS, COVENANTS, AND RESTRICTIONS

Project Name/ Address: (IF AGENCY DEVELOPED PROJECT, CIRCLE NAME)	Owner Name/ Address:	Total No. Units in Project	Reserved for				Restricted by			Units Occupied by <u>Ineligible</u> Households	Subsidy Sources Used	Earliest Affordability Termination Date
			VLO	LOW	MOD	OTH	VLO	LOW	MOD			

NONE

NOTE: This sheet is to contain information only for OWNER-OCCUPIED units. Under SOURCES OF SUBSIDIES, use the following codes to identify sources:

- |   |   |
|---|---|
| RDA = Redevelopment agency provided financing                                     | DB = City provided density bonus            |
| FmHA, followed by program number = Farmers Home Administration financing          | CDBG = Federal CDBG financing               |
| HUD, followed by appropriate program number = HUD construction or rehab financing | UDAG = Federal Urban Development Grant      |
| HCD = State Department of Housing and Community Development financing             | MRB = Local Mortgage Revenue Bond financing |
| CHFA = California Housing and Finance Agency financing                            | TAXC = Federal Tax Credits                  |
| PRIV. = Private sources (i.e. foundation grants, corporate contributions, etc.)   | OTH = Any other source (explain with note)  |
- Under "Earliest Affordability Termination Date," use "RA" to indicate units subject to resale agreements.

86

SCHEDULE HCD - B (ONLY ONE COPY NEEDED PER AGENCY)

Paso Robles Redevelopment Agency  
NAME OF REDEVELOPMENT AGENCY

REPORT FOR FY ENDING ON 6-30 19 92

Section 33080.4 requires redevelopment agencies to report on all their housing activities. Section 33334.2(g) authorizes the use of Low and Moderate Income Housing Funds in areas outside adopted redevelopment project areas to assist housing affordable and available to very low, low-, and moderate-income households. Report here on the housing and households affected only by redevelopment housing activities conducted outside adopted project areas.

1. How many households at each of the following income levels were displaced from areas outside adopted redevelopment project areas during the reporting period as a result of redevelopment activities?

0 Very Low 0 Low 0 Moderate 0 Above Moderate

2. How many units in each of the following affordability categories were destroyed or removed from the market in areas outside of adopted redevelopment project areas during the reporting period as a result of redevelopment activities?

0 Very Low 0 Low 0 Moderate 0 Above Moderate

3. How many agency assisted units affordable to households at each of the following income levels were constructed in areas outside adopted redevelopment project areas during the reporting period? (Count only those units which were completed during this reporting period.)

0 very Low 0 Low 0 Moderate 0 Above Moderate

4. How many units for households at each of the following income levels were rehabilitated with agency assistance in areas outside of adopted redevelopment project areas during the reporting period? (Count only those units on which the work was completed during this reporting period.)

0 Very Low 0 Low 0 Moderate 0 Above Moderate

5. How many agency assisted units outside of adopted redevelopment project areas, affordable to each of the following income levels, were receiving subsidies during the reporting period?

0 very Low 0 Low 0 Moderate 0 Above Moderate

6. If the agency acquired any units of housing in areas outside of adopted redevelopment project areas during the reporting period, please indicate how many for each of the following household income levels: n/a

\_\_\_\_\_ Very Low \_\_\_\_\_ Low \_\_\_\_\_ Moderate \_\_\_\_\_ Above Moderate

7. If the agency anticipates displacing any households from areas that are not in adopted redevelopment project areas, please indicate the number of households in each income category: n/a

\_\_\_\_\_ Very Low \_\_\_\_\_ Low \_\_\_\_\_ Moderate \_\_\_\_\_ Above Moderate

Use space below to further explain housing activities outside project areas.

SCHEDULE HCD - C

Paso Robles Redevelopment Agency

San Luis Obispo

NAME OF REDEVELOPMENT AGENCY

COUNTY IN WHICH LOCATED

REPORT FOR FY ENDING ON 6-30 19 92

Michael J. Compton

(805) 237-3999

NAME OF PERSON PREPARING REPORT

PREPARER'S TELEPHONE NUMBER

Section 33080.6 requires HCD to report on the "status and use of the agency's Low and Moderate Income Housing Fund," including information developed to comply with Section 33080.4(a)(6) and (a)(8) related to its use for onsite/offsite improvements and for planning and administrative costs.

STATUS OF LOW AND MODERATE INCOME HOUSING FUND

INFORMATION SHOULD BE BASED ON THAT REPORTED TO STATE CONTROLLER.

SUBMIT ONLY ONE COPY OF THIS SHEET, REGARDLESS OF NUMBER OF PROJECT AREAS ADMINISTERED BY THE REPORTING AGENCY

1. Beginning Balance: \$ 10,208

NOTE: IF BEGINNING BALANCE IS NOT THE SAME AS TOTAL ENDING BALANCE REPORTED FOR LAST FISCAL YEAR, INDICATE REASON:

- Auditor's adjustment (or prior period adjustment)
- Correction of error in agency's calculations of past expenditures
- Correction of past miscalculation of tax increments received
- correction of HCD's error in prior report

2. Total revenues added during the reporting period: \$ 79,665  
(Total of amounts on line D of all SCHEDULE HCD-A forms submitted)

3. Interest added during the reporting period: \$ 674

4. Total expenditures during reporting period: \$ 42,647

a. Amount of total in item 4, above, representing expenditures for onsite/offsite improvements: \$ \_\_\_\_\_

b. Number of very low-, low-, and moderate-income households directly benefitted by expenditures for onsite/offsite improvements (4 a. above): \_\_\_\_\_

c. Amount of total in Item 4, above, representing expenditures for planning and administrative costs as defined in Section 33334.3(d) and (e): \$ 42,647

5. Balance at end of reporting period: \$ 47,901

a. Amount included in item 5, above, representing accounts receivable: \$ 6,574

b. Amount of balance shown in Item 5, above, representing commitments made by the agency through written agreements or contracts for which payment has not yet been made: \$ 0

c. Amount included in item 5, above, representing funds reserved for special purposes which prohibit their use in the immediate future: \$ 41,327

Purpose for which reserved: To be used in conjunction with the City's CDBG, low income housing rehab program. Funds to be used for off site improvements which aren't funded by CDBG.

d. Amount included in Item 5, above, representing the value of land held for development of housing for low- and moderate-income households: \$ 0

Part D

Other Information Pertaining  
to the Activities of the Agency

## ANNUAL REPORT INTRODUCTION

### ACCOMPLISHMENTS AND ACTIVITIES

During the past fiscal year, the Community Redevelopment Agency of the City of El Paso de Robles continued to promote and fund several activities targeted at improving the Project Area. A brief description of these activities are as follows:

#### I. On-Going

##### A. *Main Street*

Paso Robles Main Street, funded primarily by the Community Redevelopment Agency, completed its fourth year. The Paso Robles Main Street program was designed to improve all aspects of the downtown including economic restructuring, urban design and promotion. This group continues to compliment the Redevelopment Agency's efforts in supporting downtown businesses. Paso Robles Main Street received \$60,000 of RDA funds during the 1991-1992 fiscal year.

##### B. *Community Development Block Grant Program*

#### 1. Paso Robles Community Redevelopment Agency Housing Rehabilitation Program

During the 1991-1992 year, the Redevelopment Agency contributed \$119,730 to this project for off-site improvements and the CDBG Program contributed \$499,000. Los Robles Terrace provides safe affordable housing for 41 senior/handicapped individuals.

During the 1991-1992 fiscal year, another Community Development Block Grant was retained in the amount of \$490,500 for the program term of July 1992 to December 1993. This grant will assist at least 25 low-income households with home repairs. The Redevelopment Agency will also contribute \$10,000 to this program for loans and assistance with off-site improvements.

## II. Update

### A. *Facade Improvement Loan Program*

In 1989, the City of Paso Robles, through the Redevelopment Agency and in conjunction with the Paso Robles Main Street, developed the Facade Improvement Loan Program to encourage commercial property owners downtown to improve the exterior of their buildings. Although this program received an annual allocation of \$80,000 last fiscal year, there was only one application for a \$13,500 loan. With this sharp downturn in participation, this program has been curtailed.

### B. *Commercial Development*

The Woodland Plaza I, Phase One project was completed in August 1991. This project consists of over 68,000 square feet of space which is utilized by Albertson's and Long's Drugs. These two businesses currently employ approximately 120 people. Woodland Plaza I, Phase Two is underway.

## III. New

### A. *Capital Improvement Project*

#### 1. New Sidewalk on Twelfth Street

The Redevelopment Agency expended about \$3,800 to construct a sidewalk and put in place landscaping on the southern side of Twelfth Street between Riverside Avenue and Railroad Avenue to facilitate foot traffic from a restored historic granary (which houses Sizzler's and other retail shops) to the downtown.

### B. *Commercial Development*

During this past year, there was a great deal of development in the City of Paso Robles.

#### 1. Woodland Plaza II

The development plans for Woodland Plaza II

have been submitted and the development review process is underway. This 400,000 square foot plaza will be placed on the property directly adjacent to Woodland Plaza I on Niblick Road. It is anticipated that this plaza will generate about 300 jobs and \$600,000 annually in tax increment.

2. **Sixth/Spring Commercial Development**

A local developer purchased the property and will build a retail complex at the intersection of Spring and Sixth Street. This complex is 42,000 square feet large and will house approximately seven new retail/commercial businesses.

3. **Payless Drugs**

Payless Drugs bought the old Safeway building and opened the first Payless Drugs in Paso Robles at 2424 Spring Street. This store is about 20,000 square feet in size and employs approximately 20 people.

4. **Smokey's Barbecue Restaurant**

This historic building located at 1215 Spring Street was purchased and refurbished into a southwestern barbecue restaurant in the heart of downtown.

C. ***Manufacturing Development***

1. **Automated Structures**

The former Syndicate Glass Building located at 3200 Riverside Avenue was purchased and currently houses a new company that manufactures pre-fabricated houses, Automated Structures. Automated Structures employs approximately 20 people.



**D. City Projects**

1. **Fourth/Pine Building**

The City purchased the vacant PG&E office building located at the intersection of Fourth and Pine. This building will serve as the interim City Hall until the new civic building is completed at which time City Hall will then be housed on the second floor.

2. **Library**

Plans to build an 18,000 square foot civic building were unveiled in the winter of 1991. The building will house a new 65,000 volume adult library, a multimedia room, a children's library and City Hall.