NOTICE

COMPTON CITY COUNCIL
AGENDA
Tuesday, October 28, 2014
5:45 PM

HEARING(S)

OPENING

ROLL CALL

INTRODUCTION OF SPECIAL GUESTS

PUBLIC COMMENTS ON AGENDA ITEMS AND NON-AGENDA MATTERS

CONSENT AGENDA

Consent items are routine and expected to be non-controversial. They will be acted upon by the Council at one time without discussion unless a Council Member requests an item be removed or discussed.

APPROVAL OF MINUTES

1. OCTOBER 14, 2014

REPORTS OF OFFICERS AND COMMISSIONS

CITY MANAGER/CITY ATTORNEY/CITY TREASURER REPORTS

2. STATUS REPORT OF THE 2014 STREET RESURFACING PROJECT CIP# 14-01 **(Receive/File)**

GENERAL SERVICES

3. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING A LEASE AGREEMENT BETWEEN THE CITY OF COMPTON AND VOLUNTEERS OF AMERICA OF LOS ANGELES.

END CONSENT AGENDA

REGULAR AGENDA

REPORTS OF OFFICERS, BOARDS, COMMISSIONS AND COMMITTEES AND CITY COUNCIL

4. APPOINTMENT(S) OF OFFICERS, COUNCIL MEMBERS, BOARDS/COMMISSIONS AND COMMITTEES

   APPOINTMENT - DISABILITY COMMISSION

CITY MANAGER'S REPORT

5. A REQUEST TO SCHEDULE A PUBLIC HEARING FINDING THE CITY OF COMPTON TO BE IN CONFORMANCE WITH THE CONGESTION MANAGEMENT PROGRAM (CMP) AND ADOPTING THE CMP LOCAL DEVELOPMENT REPORT IN ACCORDANCE WITH CALIFORNIA GOVERNMENT CODE SECTION 65089 **(November 12, 2014 at 5:50 PM)**

6. POWERPOINT PRESENTATION - OVERSIGHT COMMITTEE SEMI ANNUAL REPORT APRIL 2014 THROUGH SEPTEMBER 2014

7. PRESENTATION/UPDATE ON CITY OF COMPTON'S WEBPAGE

CITY ATTORNEY'S REPORTS

CLOSED SESSION

8. CONFERENCE WITH LEGAL COUNSEL - PENDING LITIGATION
   Bradford v. City of Compton, LASC Case Number TC26769
   California Government Code Section 54956.9(a)

   CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION
   Significant exposure to litigation pursuant to subdivision (b) of Section 54956.9: (One potential case)
   California Government Code Section 54956.9(b)

UNFINISHED BUSINESS

NEW BUSINESS

9. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE 2014-2015 FISCAL YEAR BUDGET TO REFLECT THE REVENUES AND EXPENDITURES REPORTED IN THE FIRST QUARTER BUDGET REPORT.

10. A REPORT TO THE CITY COUNCIL, AS HOUSING SUCCESSOR AGENCY, UPDATING THE COUNCIL ON THE STATUS OF THE AGENCY OWNED PROPERTY AT 950 W. ALONDRA AVENUE, AND REQUESTING FURTHER DIRECTION **(ACTION ITEM)**

APPROVAL OF WARRANTS

COUNCIL COMMENTS

ADJOURNMENT

NEXT REGULAR MEETING: Tuesday, November 04, 2014 @ 3:30 PM.

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OCTOBER 14, 2014

The City Council meeting was called to order at 6:14 p.m. in the Council Chambers of City Hall by Mayor Pro-Tem Willie Jones.

ROLL CALL

Council Members Present: **Zurita, Galvan, Arceneaux, Jones**
Council Members Absent: **Brown***

Other Officials Present: **C. Cornwell, A. Godwin, G. H. Duffey**

PUBLIC COMMENTS ON AGENDA ITEMS AND NON-AGENDA MATTERS

David Irons, Compton resident, petitioned the City Council to authorize a complete restoration of the Martin Luther King Jr. and Cesar Chavez monument. He also commented that property taxes are higher in Compton compared to any other city.

Benjamin Holifield, Compton resident, stated that he distinctly remembers Dr. Curry stating that it would be approximately 10 to 20 years before Compton Community College regains its accreditation. He spoke in opposition to Measure C and proposed that Dr. Curry collaborate with other intellectuals to restore the college and the name on the new library.

E.F. Muhammad Martinez, former member of the Black Panther Party, asked that anyone having experienced illegal towing or acts of extortion by tow companies in the City of Compton to contact him at (323) 246-1581.

Steve H., APA Engineering construction management company, presented an update on the City's resurfacing and repaving project. He indicated that the project would take approximately 75 working days and that he is available to address any questions in the foyer.

Victor Hernandez, Compton resident and business owner, petitioned the City Attorney to help him collect a $10,000 debt from Councilperson Galvan.

Lorraine Cervantes, Compton resident, asserted that personal debts belong in court not the Council Chambers. She also asked that citizens vote "yes" on Measure C to improve the conditions at El Camino Community College Compton Center.

Michael Turner, Compton resident, urged a “no” vote on Measure C in response to the difficulties he experienced with Dr. Curry when trying to obtain supplies he was entitled to. He went on to mention previous discussions held with staff members regarding a street sweeping ticket and the difference in language on the sign and in the code.

Joyce Kelly, Compton resident, announced that she would be filing a complaint against the City Manager for improper conduct. She also asked why the members of this City Council would allow Mayor Brown to travel outside the country without prior discussion on the dais. She inquired about the Meals on Wheels program and the American Disabilities Act requirements at the Dollarhide Community Center.

Lynn Boone, Compton resident, thanked the citizens for their prayers and announced that Jasper Jackson's appeal to the court's decisions and other issues are still being addressed.

Dr. Keith Curry, Compton Community College District representative, announced the community education courses available at Dollarhide Community Center. He also presented the City Council with copies of their Bond Oversight Committee Annual Report and Compton Community College District bond audit as it relates to the previous $100M that was authorized in 2002. He indicated that on July 15, 2014 he placed a resolution on the special trustee agenda to allow the voters to authorize another $100M bond to continue working on construction projects at the Compton Center. He maintained that the Compton students deserve better and that they have plans to build the following: two new instruction buildings, student services building, and physical education building.

#1.

Allen Kennet, Compton resident, inquired about the origination of the City's tier 1 and tier 2 system for calculating water rates, reimbursement for over-charges, and why the City's records do not show that he has multiple dwellings on a single property.

Chad Blais, Deputy Director of Public Works, explained that he would be happy to review Mr. Kennet's case and issue any refund due to him.

Kingsley Jones, Compton resident, Christian Clergy United Network Action Team (CCUNAT), invited the community to discuss quality of life issues at a community forum at Holy Chapel Missionary Baptist Church Saturday, October 25, 2014 from 11 a.m. to 1 p.m.

***Mayor Brown entered the meeting at 6:55 p.m.**

COMMENDATORY RESOLUTIONS/PRESENTATIONS

1. OCTOBER BUSINESS OF THE MONTH CERTIFICATE OF RECOGNITION - POP'S CHICKEN AND ALATORRE MARKET -Councilperson Isaac Galvan **(Reagendad)**

2. CERTIFICATE PRESENTATION - COMPTON UNIFIED SCHOOL DISTRICT - Councilperson Janna Zurita **(Reagendad)**

3. COMMENDATION TO VINCENT AND LIZZIE MILES OF "YOUR CHRISTIAN SUPPLY STORE" - Councilperson Yvonne Arceneaux **(Presentation held)**

WORKSHOP

BINGO OPERATION IN THE CITY OF COMPTON

***Councilperson Galvan exited the meeting at 7:06 p.m.**

Robert Delgadillo, presented a PowerPoint presentation on Bingo gaming operations in the City of Compton in accordance to Compton Municipal Code Section 9-23.1.

CONSENT AGENDA

On motion by Zurita, seconded by Jones, the Consent Agenda was approved, by the following vote on roll call:

AYES: Council Members - Zurita, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT:Council Members - Galvan

APPROVAL OF MINUTES

4. SEPTEMBER 23, 2014 **(Approved)**

CITY MANAGER/CITY ATTORNEY/CITY TREASURER REPORTS

5. CLAIM AGAINST THE CITY:
Ana Alonso v. City of Compton (Claim No. I-8700/LI0000394A) **(Claim denied)**

6. INVESTMENT REPORT (August 2014) **(Received/Filed)**

END CONSENT AGENDA

***Councilperson Galvan entered the meeting at 7:15 p.m.**

REGULAR AGENDA

REPORTS OF OFFICERS, BOARDS, COMMISSIONS AND COMMITTEES AND CITY COUNCIL

7. APPOINTMENT(S) OF OFFICERS, COUNCIL MEMBERS, BOARDS/COMMISSIONS AND COMMITTEES

BOARDS AND COMMISSION APPOINTMENTS/REAPPOINTMENTS

On motion by Zurita, seconded by Galvan, **Mildred Johnson** was appointed to the Beautification Committee, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

On motion by Zurita, seconded by Galvan, **Gilda Blueford** was appointed to the Block Club Commission, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

On motion by Zurita, seconded by Galvan, **Bruce Sanchez-Boyden** was appointed to the Oversight Committee, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

On motion by Zurita, seconded by Brown, the following Commissioners for the Commission for Women were reappointed to their positions, by the following vote on roll call: **Flora Brown, Pearl Colbert, Mary Lawson, Mandy McLaughlin, Minnie Sawyer, Joyce Shipman** and **Delores L. Williams.**

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

On motion by Zurita, seconded by Arceneaux, the following Commissioners for the Disability Commission were reappointed, by the following vote on roll call: **Mary E. Clark** and **Betty Dukes.**

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

On motion by Arceneaux, seconded by Galvan, **LeMeika Horton-Pope** was appointed to the Planning Commission, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

On motion by Zurita, seconded by Galvan, **Della Haymon** was appointed to the Commission on Aging, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

On motion by Arceneaux, seconded by Jones, **Zadie Cannon** was appointed to the Public Safety Commission, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

On motion by Zurita, seconded by Galvan, **Mariah McCain** was appointed to the Youth Leadership Council, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

On motion by Arceneaux, seconded by Jones, **Corey Nash, Kyron Kopanos, Harriett White** and **Theresa Wright** were appointed to the Community Relations Committee, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

On motion by Arceneaux, seconded by Zurita, **Rudy Alcala** will replace Charlene Anderson on the Personnel Commission, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

On motion by Arceneaux, seconded by Zurita, **Olivia Lopez** was appointed to the ETAC Commission, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

Councilperson Arceneaux and Councilperson Jones withdrew their motions.

On motion by Zurita, seconded by Arceneaux, **Olivia Lopez** will replace Travis Watson on the Block Club Commission, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

8. REMOVAL OF OFFICERS, COUNCIL MEMBERS, BOARDS/COMMISSIONS AND COMMITTEES

   ACCEPTING THE RESIGNATION OF COMMISSIONER JOANNA MORALES (Community Relations Commission)

On motion by Arceneaux, seconded by Jones, the resignation of **Commissioner Joanna Morales** (Community Relations Commission) was accepted, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

CITY MANAGER'S REPORT

9. 2014 CITY OF COMPTON SUMMER YOUTH PROGRAM REPORT AND VIDEO PRESENTATION

Kim McKenzie, Director of Careerlink, presented a brief video and report on the City of Compton's 2014 Summer Youth program in which 100 youths were hired to assist the street

maintenance crews from July 28, 2014 to August 15, 2014.

The City Council strongly encouraged an expansion of the program through a consorted effort to seek grants for vocational training and next year's summer youth program.

Ms. McKenzie announced that Careerlink is currently taking applications for the 2014 Winter and 2015 Spring youth programs. For more information please contact Careerlink at (310) 605-3050.

Councilperson Galvan expressed concerns for an uneven distribution of youths from each district.

10. A REQUEST TO SCHEDULE A PUBLIC HEARING TO CONSIDER THE PURCHASE AND SALE AGREEMENT BETWEEN THE HOUSING SUCCESSOR AND CITY VENTURES FOR THE DEVELOPMENT OF CERTAIN CITY OWNED PROPERTY LOCATED AT 1950 NORTH CENTRAL AVENUE FOR RESIDENTIAL DEVELOPMENT

Mayor Brown proposed that the hearing dates be scheduled for November 25, 2014.

On motion by Zurita, seconded by Arceneaux, a public hearing was scheduled for Tuesday November 25, 2014 at 5:50 p.m., by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

11. A REQUEST TO SCHEDULE A PUBLIC HEARING TO CONSIDER THE PURCHASE AND SALE AGREEMENT BETWEEN THE HOUSING SUCCESSOR AND OSBORNE BUILDING AND DEVELOPMENT, INC FOR DISPOSITION OF CERTAIN PROPERTY LOCATED AT 16208-16216 SOUTH ATLANTIC AVENUE

On motion by Arceneaux, seconded by Jones, a public hearing was scheduled for Tuesday November 25, 2014 at 6:00 p.m., by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

12. A REQUEST TO SCHEDULE A PUBLIC HEARING TO CONSIDER THE PURCHASE AND SALE AGREEMENT BETWEEN THE HOUSING SUCCESSOR AND CITY VENTURES FOR THE SALE OF CERTAIN PROPERTY LOCATED AT 930 WEST COMPTON BOULEVARD TO CITY VENTURES FOR RESIDENTIAL DEVELOPMENT

On motion by Arceneaux, seconded by Jones, a public hearing was scheduled for Tuesday November 25, 2014 at 6:10 p.m., by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

13. A REQUEST TO SCHEDULE A PUBLIC HEARING TO CONSIDER THE PURCHASE AND SALE AGREEMENT BETWEEN THE HOUSING SUCCESSOR AND TRADEMARK DEVELOPMENT COMPANY, LLC, FOR DEVELOPMENT OF CERTAIN SUCCESSOR AGENCY OWNED PROPERTY LOCATED AT 1400-1436 WEST COMPTON BOULEVARD

On motion by Arceneaux, seconded by Jones, a public hearing was scheduled for Tuesday November 25, 2014 at 6:20 p.m., by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT:Council Members - None

14. ORAL PRESENTATION - UPDATE ON THE CITY OF COMPTON'S 2011/2012 FINANCIAL AUDIT

Jim Godsey, Macias Gini & O'Connell LLP, announced the completion of the City of Compton's Annual Financial Report ended June 30, 2012. MGO dated the report July 23, 2014 and expressed an unmodified opinion on the financial statements. The audit was conducted in accordance with Generally Accepted Auditing Standards and Governmental Auditing Standards.

Councilperson Jones inquired about the financial audit for 2013. Mr. Godsey indicated that City staff is currently in the process of collecting documents and schedules needed to complete the 2013 audient.

Councilperson Arceneaux asked Mr. Godsey to confirm or deny whether the auditors found anything particularly relevant to the former mayor's allegations of fraud.

Mr. Godsey affirmed that there was no fraud detected as part of the 2012 audit. The auditors conducted a review of specific concerns that the former mayor had, at the City's request, and they did not find fraud associated with those earlier concerns as documented in the report.

Mayor Brown encouraged the City Controller to actively seek and fill those vacant positions within his department to ensure that records are accurately checked and monitored in accordance to the findings in the 2012 Annual Financial Report.

Councilperson Zurita requested a closed session to discuss the findings in the 2012 Independent Financial Report as it relates to improving operations in the City Controller's Office.

(A copy of the 2012 Annual Financial Report is available on the City's webpage under the link entitled MGO Independent Audit Report.)

CITY ATTORNEY'S REPORTS

15. ORAL REPORT - AGENDA PROCESS MEETING UPDATE

City Attorney Cornwell reported that the meeting was held and that revisions to the current standard operating manual are being distributed among the participating parties for final approval.

16. ORAL REPORT - VOTER FRAUD LITIGATION DECISION

City Attorney Cornwell reported the findings of the lawsuit pertaining to petitioner: Jasper Jackson vs. Respondents: City Clerk, Alita Godwin; City of Compton; and City Treasurer, Douglas Sanders.

1. The court ruled against the petitioner's request for a recount or new election.

2. The court ruled that no voter fraud was found.

3. The court ruled that the petitioner did not qualify for a recount and that information on voter cards is confidential and not be released.

City Attorney Cornwell recognized Deputy City Attorney Jose Paz, the City Clerk's Office and the residents in attendance during the legal proceedings.

City Clerk Godwin thanked Mr. Paz for all of his hard work and dedication in resolving this case.

UNFINISHED BUSINESS - There was no Unfinished Business.

NEW BUSINESS - There was no New Business.

APPROVAL OF WARRANTS

17. Warrant #223608 - 9/29/14 - Brandy Adair - Administrative Services - $18,275.00 - Requested by: Successor Agency

    Warrant #223609 - 9/29/14 - Brandy Adair - Administration Assistance - $7,097.50 - Requested by: City Manager (Grants)

    Warrant #223610 - 9/29/14 - Brandy Adair - Administration Assistance - $10,731.25 - Requested by: City Manager (Grants)

    Warrant #223628 - 9/29/14 - Infosend - Data Processing of Utility Statement - $22,743.97 - Requested by: Water

    Warrant #223631 - 9/29/14 - MDG Associates Inc. - Prep of Consolidated Plan - $12,000.00 - Requested by: City Manager (Grants)

    Warrant #223637 - 9/29/14 - Selectron Technologies - Interactive Voice Response System - $14,385.00 - Requested by: Water

    Total Amount - $85,232.72

On motion by Zurita, seconded by Arceneaux, the above warrants were approved, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

18. Warrant #223585 - 9/23/14 - Urban Graffiti Enterprise Inc. - Graffiti Removal - $21,097.87 - Requested by: City Manager

On motion by Arceneaux, seconded by Zurita, the above warrant was approved, by the following vote on roll call:

AYES: Council Members - Zurita, Galvan, Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - None

COUNCIL COMMENTS

Councilperson Zurita offered the following communications/announcements:

- First District Townhall meeting to be held Wednesday, October 15, 2014 from 6 p.m. to 7:30 p.m. at Gonzales Park.

- Commented on the success of the 3rd Annual Compton Walk for a Cure and recognized the following individuals for their contributions to the event: Susan G. Komen, Mayor Brown, Mayor Del Castro Congresswoman Hahn, Emma Shariff, Councilmember Galvan, Councilmember Jones, Assemblyman Hall, clergy members, volunteers, Compton Sheriffs' Department, staff, Compton Unified School District, Delta Sigma Theta, Commission on Women, Mel Howard, Target, Starbucks, Hub-City Autism, SEIU Local 99, WRD and Central Basin, 7 Eleven, Miss Compton, Republic Services, Compton Swapmeet, HIV Mobile Unit, Inglewood Park Cemetery, Watts Health Foundation, Ulta-Med and the Susan G. Komen Mobile Unit.

#1.

Councilperson Galvan offered the following communications/announcements:

- First Annual Second District Diabetes Awareness event will be held Saturday, November 8, 2014. Tickets are $20 with all proceeds donated to the American Diabetes Association.

***Councilperson Galvan exited the meeting at 9:08 p.m.**

Councilperson Arceneaux offered the following communications/announcements:

- Congratulated Councilperson Zurita on another successful Walk for a Cure.

***Councilperson Zurita exited the meeting at 9:09 p.m.**

- Compton Creek Clean-Up will be held Saturday, October 18, 2014 at Gonzales Park from 8 a.m. to 12 p.m. Volunteers are needed to help remove debris and trash along the creek and bike trail and community service credits will be issued to all high school students. Lunch will be provided. For more information, please call (310) 605-5688 or (310) 605-5612.

- Third District Townhall meeting will be held Thursday, October 16, 2014 at Burrell McDonald Park from 6 p.m. to 7 p.m. Light refreshments will be served.

- Compton Airport Hazardous Waste & E-Waste Pick-up will be held Saturday, October 18, 2014 from 9 a.m. to 3 p.m.

- Fed-Ex and the United Way will be hosting a Day of Caring to support the Aeronautical Museum Saturday, October 25, 2014 at 10 a.m. to 4 p.m. at the Compton Airport.

- Parks and Recreation will be hosting their Annual Haunted House Saturday, October 25, 2014 and Friday, October 31, 2014 at Burrell McDonald Park from 6 p.m. to 8:30 p.m.

- CCUNAT will be hosting a community forum to discuss quality of life issues Saturday, October 25, 2014 from 11 a.m. to 1 p.m. at Holy Chapel Missionary Baptist Church.

Councilperson Jones offered the following communications/announcements:

- Compton Initiative Fourth District Clean-Up will be held Saturday, October 18, 2014 at Dominguez High School starting at 7 a.m. Emphasis on literacy, physical fitness, nutrition and child safety.

- Rescue Homeless Marathon will be held in front of City Hall Saturday, October 18, 2014 at 7 a.m. For more information please call (213) 309-9633.

- 6th Annual Children's Fall Festival will be held Saturday, October 25, 2014 at Kelly Park from 10 a.m. to 2 p.m.

Mayor Brown offered the following communications/announcements:

- Solicited volunteers to help enhance the Angels for Sight facility.

- Requested a citizen survey to access the various levels of service provided by the City.

- Requested the status of union negotiations, community development director position, and research on water meters.

- Recommended a City-wide park townhall meeting for the purposes of an adequate distribution of park improvement funds to the various parks and Compton Par 3 Golf Course.

- Requested the status of the Department of Finance issues encumbering the City's assets within two weeks.

Resident concerns:
Graffiti on Wilson Park sign
Graffiti throughout the City
Trash on the corridors

ADJOURNMENT

On motion by Arceneaux, seconded by Jones, the meeting was adjourned at 9:26 p.m., by the following vote on roll call:

AYES: Council Members - Arceneaux, Jones, Brown
NOES: Council Members - None
ABSENT: Council Members - Zurita, Galvan

_____ _____

City Clerk of the City of Compton **Mayor of the City of Compton**

October 28, 2014

TO: **MAYOR AND CITY COUNCIL MEMBERS**

FROM: **GLEN W.C. KAU, P.E., DIRECTOR OF PUBLIC WORKS/MUNICIPAL UTILITIES**

SUBJECT: **STATUS REPORT OF THE 2014 STREET RESURFACING PROJECT CIP# 14-01**

This report is to provide the Mayor and City Council with a status of the 2014 Street Resurfacing Project (CIP# 14-01).

Scope of Work

The proposed work shall be performed in accordance with the plans, specifications and other contract documents, consisting of the following general work description: install terminal blend rubber chip seal and slurry seal on existing pavement; remove and replace failed asphalt concrete areas, install ADA compliant curb ramps, curb, gutter and sidewalk improvements, traffic loop detector replacement and other minor associated work.

Preconstruction Meeting

On September 25, 2014, the City held the preconstruction meeting with the American Asphalt South (Contractor), APA Engineering (Construction Manager), and City staff to discuss the subject project. At the meeting, the Notice to Proceed was provided to the Contractor and the Construction Management company authorizing them to began work on the project.

The contractor met with and notified the L.A. County Sheriff, the City's Fire Department, Parking Enforcement, and Public Works/Municipal Utilities departments regarding the construction schedule. Any approved changes to the schedule will be coordinated with the affected local agencies as needed.

Schedule

The contractor submitted a proposed work schedule and the City requested that the contractor revise their schedule to begin the concrete work on October 16, 2014. The contractor will provide a revised construction schedule to the City prior to the start of construction. The work will be scheduled to ensure that construction will be completed within the contract specified time.

Construction

The construction team met on October 8, 2014 at City Hall to provide a brief project overview before going out in the field to identify and mark the proposed construction areas. Construction will begin in District #1 on October 16, 2014.

The construction schedule indicating the specific streets in the district will be provided one week in advance. Please see the attached District #1 map of street locations.

2014 Street Resurfacing Project Status Report
October 28, 2014
Page Two

Notification-
Prior to the contractor beginning any work, all residents on each street affected by the work shall be notified in writing at least 7 days in advance. The notification will provide residents general information about the project, approximate range of dates on when construction will take place, time of work, contractor's name and phone number and any other pertinent information.

The contractor will also notify the occupants of all affected properties at least forty eight (48) hours prior to any temporary obstruction of street access. Vehicular access to the property line shall be maintained, except as required for construction, for a reasonable period of time.

Constructions Sign-
Construction signs have been ordered for the project and will be posted in the affected construction areas.

"No Parking Signs"-
No Parking Signs with specific time frames will be supplied and posted by the contractor 48 hours prior to the start of work

Trash Collection-
The contractor will not perform work on any street on the same day that trash collection occurs.

Street Sweeping-
Street Sweeping will continue with minimum interruptions.

Traffic Control-
Pedestrian traffic will be provided for and maintained in a safe manner throughout the construction period. Pedestrian and emergency vehicular access shall be maintained to all residences within the construction area. Property owners, whose driveways will be blocked for any length of time during construction, will be notified in writing of the intended blockage at least 48 hours in advance. Property owners will have access to their driveways at the end of each workday.

GLEN W.C. KAU, P.E.
DIRECTOR OF PUBLIC WORKS/MUNICIPAL UTILITIES

APPPROVED FOR FORWARDING:

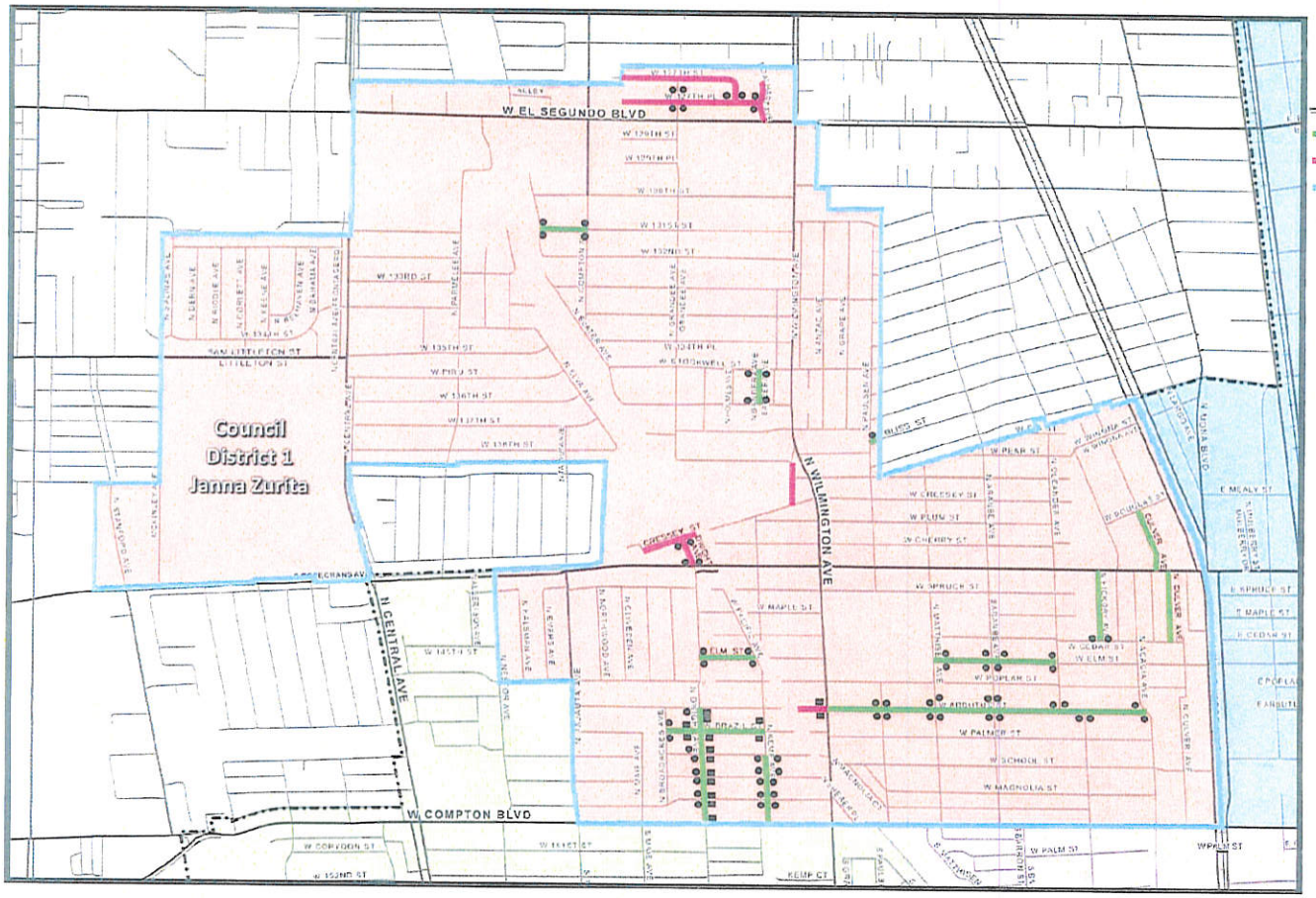
G. HAROLD DUFFEY
CITY MANAGER

Attachments: 2014 Street Resurfacing Map, District #1

#2.

CITY OF COMPTON

2014 STREET RESURFACING PROJECT



CITY OF COMPTON
2014 STREET RESURFACING PROJECT
ESTIMATE OF QUANTITIES

DISTRICT 1

ID #	Street Name	From	To	Treatment		Length (LF)	Width (LF)	Area (SF)	Rubberized Chip Seal (SY)	Slurry for Cape Seal (L. Tons)	Slurry (L.Tons)	4" Min R&R (SF)	Curb & Gutter (LF)	Sidewalk (SF)	DWY (SF)	ADA Ramps (EA)	TDS (EA)	Adjust MH (EA)	Adjust WV/GV (EA)	RPM's (EA)
				Cape Seal	Slurry Seal															
34	131TH STREET	SLATER AVENUE	COMPTON AVENUE		X	497	26	12,922			10.8	160	37	192		4				
41	127TH STREET	KENESAW AVENUE	CITY LIMITS	X		1,173	27	31,671	3,519	35		3,161		604	468			3		
64	BRAZIL STREET	BROADACRES AVENUE	DWIGHT AVENUE		X	355	36	12,780			10.7	34				2				
66	HICKORY AVENUE	ROSECRANS AVENUE	CEDAR STREET		X	742	36	26,712			22.3	412	24	150	216	2			2	1
77	ARBUTUS STREET	OLEANDER AVENUE	ACACIA AVENUE		X	913	36	32,868			27.4	36	60	35		6				
78	ARBUTUS STREET	WEST END	WILMINGTON AVENUE	X		310	36	11,160	1,240	12		108	43	60			2			
78	ARBUTUS STREET	WILMINGTON AVENUE	MATTHISEN AVENUE		X	1,114	36	40,104			33.4	65	10	210	743	6				
100	KEMP AVENUE	WILMINGTON AVENUE	CRESSEY STREET	X		644	36	23,184	2,576	26		720	12							
129	BLISS STREET	PAULSEN AVENUE	CITY LIMITS		X	89	36	3,204			2.7	184				1				
185	DWIGHT AVENUE	ARBUTUS STREET	SCHOOL STREET		X	724	36	26,064			21.7			25		4	8			
208	ELM STREET	DWIGHT AVENUE	PACIFIC AVENUE		X	590	25	14,750			12.3	13	12	18		4				1
258	BRAZIL STREET	DWIGHT AVENUE	KEMP AVENUE		X	670	36	24,120			20.1	8					2			
269	ARBUTUS STREET	MATTHISEN AVENUE	OLEANDER AVENUE		X	1,298	36	46,728			38.9	35	267			6				
303	KEMP AVENUE	PALMER AVENUE	COMPTON BOULEVARD		X	711	36	25,596			21.3	793	20			10				2
307	CULVER AVENUE	ROSECRANS AVENUE	CEDAR STREET		X	747	36	26,892			22.4	64	22	144						
311	DWIGHT AVENUE	CRESSEY STREET	ROSECRANS AVENUE	X		319	36	11,484	1,276	13		352				4				1
322	CULVER AVENUE	DOUGLAS STREET	ROSECRANS AVENUE		X	679	36	24,444			20.4	80	18	30						
346	DWIGHT AVENUE	SCHOOL STREET	COMPTON BOULEVARD		X	487	36	17,532			14.6	8			140	3	4			
409	BANDERA STREET	STOCKWELL STREET	136TH STREET		X	375	36	13,500			11.3	642				4				
433	ELM STREET	MATTHISEN AVENUE	OLEANDER AVENUE		X	1,303	25	32,575			27.1	32	12	120	420	8				
456	KENESAW AVENUE	127th PLACE	127th STREET	X		228	27	6,156	684	7						2			1	
504	CRESSEY STREET	WEST END	EAST END	X		793	36	28,548	3,172	32		1,185								
	127th PLACE	DALHART AVENUE	GRANDEE AVENUE	X		856	27	23,112	2,568	26		970				4				
	127th PLACE	GRANDEE AVENUE	127th STREET	X		575	27	15,525	1,725	17		3,728		32		2				
	DALHART AVENUE	EL SEGUNDO BOULEVARD	NORTH END	X		434	36	15,624	1,736	17		433								
							TOTAL:	547,255	18,496	185	317	13,223	537	1,620	1,987	72	16	3	3	5
							Plus 3%, SAY:		19,050	190	330									

R&R=Remove & Replace 4" Min AC over 90% Compacted Native;
TDS=Truncated Dome Surface
MH=Manhole
WV=Water Valves
GV=Gas Valve
RPM=Reflective Pavement Markers
DWY=Driveway

*All Quantities are approximate, Contractor to verify quantities in field.
Final Treatment and R&R areas shall be determined
by Engineer at Construction

7/11/2014

RESOLUTION SIGN-OFF FORM

DEPARTMENT: **Public Works-Engineering**

RESOLUTION TITLE: **STATUS REPORT OF THE 2014 STREET RESURFACING PROJECT CIP# 14-01 (Receive/File)**

Glen Kau — **10/13/2014 10:31:08 AM**
DEPARTMENT MANAGER'S SIGNATURE — DATE

REVIEW / APPROVAL

Ruth Rugley — **10/14/2014 12:25:38 PM**
CITY ATTORNEY — DATE

Stephen Ajobiewe — **10/13/2014 4:02:21 PM**
CITY CONTROLLER — DATE

Johnny Ford — **10/13/2014 1:12:43 PM**
CITY MANAGER — DATE

Use when:	
Public Works:	When contracting for Engineering Services.
City Attorney:	When contracting for legal services; contracts that require City Attorney's review.
Controller/Budget Officer:	Amending Budget; appropriating and/or transferring funds; adding and/or deleting positions; any resolution having account numbers.
Asst. City Manager/OAS:	All personnel actions.

October 28, 2014

TO: HONORABLE MAYOR AND COUNCIL MEMBERS

FROM: TRIPHENIA SIMMONS, (INTERIM) DIRECTOR
GENERAL SERVICES DEPARTMENT

SUBJECT: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING A LEASE AGREEMENT BETWEEN THE CITY OF COMPTON AND VOLUNTEERS OF AMERICA OF LOS ANGELES

SUMMARY

City Council will consider authorizing the City Manager to extend the lease agreement with Volunteers of America of Los Angeles for a period of 12-months for exclusive occupancy of approximately 1,175 square feet of indoor space at 700 North Bullis Road.

BACKGROUND

The City of Compton owns certain real property located at 700 North Bullis Road, also known as the Career*Link* facility. It is used as a "shared occupancy" facility in that it houses certain City administered services in addition to offering indoor spaces for leasing to outside agencies, organizations and individuals. The facility hosts the Compton Career*Link* Department, the Compton Chamber of Commerce, the Latino Chamber of Commerce, the Los Angeles County Community and Senior Services Department administrative offices and Southland Business Development.

Pursuant to guidance of the City Council, in November 2012, the City Manager implemented a City-wide leasing policy which mandates that City-owned facilities and/or property *shall not* be leased without first obtaining proper authorization from the City Council (i.e. an adopted resolution) and execution of a written lease agreement [City of Compton Standard Operating Manual, Policy 4.17(A)]. In addition to other matters, the Policy specifies that lease rates shall be based on the square footage of the area(s) subject to the exclusive use/occupation of the Lessee and that the standard leasing rate for indoor floor space in a City-owned facility shall be ***at least* One Dollar ($1.00) *per square foot.***

In addition to this **base rental rate of $1.00 per square foot**, the leasing policy addresses recovery of the costs incurred by the City for the provision of the following services: utilities (e.g. gas, electricity, water, trash, HVAC), maintenance and repairs, custodial services and City security.

At the Career*Link* location, staff has identified the reasonable value of these City-incurred costs to be approximately -- an additional -- ninety-seven ($0.97) per square foot for a total cost of One Dollar and Ninety Seven Cent ($1.97) *per square foot*.

STATEMENT OF ISSUE

Volunteers of America of Los Angeles is a non-profit human services organization committed to serving people in need offering services and programs ranging from prenatal to the elderly; such as: services for children; programs for youth; family, seniors and veterans services; housing programs; substance abuse recovery and re-entry programs; and, services to homeless individuals and families.

Volunteers of America of Los Angeles are currently leasing 828 square feet of indoor space (Room 11A) at the Career*Link* facility for general office use for support services staffing. Volunteers of America of Los Angeles is requesting to extent their lease agreement for an additional 12-months (November 1, 2014 through October 31, 2015) in addition to leasing an additional 347 square feet of indoor space (Room 7B) for a total lease space of 1,175 feet.

During the Lease term, Volunteers of America of Los Angeles shall pay the sum of **Two Thousand Three Hundred Fourteen Dollars and Seventy-Five Cents ($2,314.75)** per month, based on a rental rate of **One Dollar and Ninety-Seven Cents ($1.97) per square foot**.

ALTERNATIVE

The alternative would be to reject the proposed lease agreement for this space and forfeit the revenue available to the City.

FISCAL IMPACT

Fiscal impact to the General Fund will be lack of recovery of costs incurred by the City for the various services discussed above. Monthly base lease rate revenues collected are to be posted to Fund Account No. 1001-000-000-3425, which has been established to receive Career*Link* facility rents. The month-to-month lease payments for the period of the 12-month lease will total $27,777.00.

RECOMMENDATION

City Council approval of the attached resolution is recommended.

**TRIPHENIA SIMMONS (INTERIM) DIRECTOR
GENERAL SERVICES DEPARTMENT**

APPROVED FOR FORWARDING:

**G. HAROLD DUFFEY
CITY MANAGER**

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING A LEASE AGREEMENT BETWEEN THE CITY OF COMPTON AND VOLUNTEERS OF AMERICA OF LOS ANGELES

WHEREAS, the City of Compton owns certain real property located at 700 North Bullis Road, also known as the Career*Link* facility which is used as a "shared occupancy" facility in that it houses certain City administered services in addition to offering indoor spaces for leasing to outside agencies, organizations and individuals; and

WHEREAS, Volunteers of America of Los Angeles is a non-profit human services organization committed to serving people in need offering services and programs ranging from prenatal to the elderly, such as: services for children; programs for youth; family, seniors and veterans services; housing programs; substance abuse recovery and re-entry programs; and, services to homeless individuals and families; and

WHEREAS, Volunteers of America of Los Angeles currently lease 828 square feet of indoor space at the *CareerLink* facility and desires to extend their lease for an additional 12-months (November 1, 2014 through October 31, 2015), in addition to leasing an additional 347 square feet of indoor space for a total lease space of 1,175 square feet for general office use for support services staffing; and

WHEREAS, Volunteers of America of Los Angeles shall pay the sum of Two Thousand Three Hundred Fourteen Dollars and Seventy-Five Cents ($2,314.75) per month, based on a rental rate of One Dollar and Ninety Seven Cents ($1.97) per square foot.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF COMPTON DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. That the City Manager, upon the approval of the City Attorney, is authorized to enter into a 12-month lease agreement, effective November 1, 2014 through October 31, 2015, with the Volunteers of America of Los Angeles for the use of approximately 828 square feet (specifically, Room 11A) and approximately 347 square feet (specifically Room 7B), for a total of 1,175 square feet of indoor space at 700 North Bullis Road, Compton (Career*Link* facility), for general office use for their support services staffing.

Section 2. That the monthly lease rate shall be Two Thousand Three Hundred Fourteen Dollars and Seventy-Five Cents ($2,314.75) per month, based on a rental rate of One Dollar and Ninety Seven Cents ($1.97) per square foot for the term of the lease.

Section 3. That Account No. 1001-000-000-3425 has been established to receive Career*Link* facility lease payments.

Section 4. That a certified copy of this Resolution shall be filed in the offices of the City Manager, City Clerk, City Controller, General Services, Career*Link*, and the City Attorney.

#3.

Section 5. That the Mayor shall sign and the City Clerk shall attest to the adoption of this Resolution.

ADOPTED this ____ day of _____, 2014.

_____
MAYOR OF THE CITY OF COMPTON

ATTEST:

_____
CITY CLERK OF THE CITY OF COMPTON

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss
CITY OF COMPTON)

I, Alita Godwin, City Clerk of the City of Compton, hereby certify that the foregoing Resolution was adopted by the City Council of the City of Compton, signed by the Mayor and attested by the City Clerk at a regular meeting thereof held on the _____ day of _____, 2014.

That said Resolution was adopted by the following vote, to wit:

AYES: COUNCIL MEMBERS–
NOES: COUNCIL MEMBERS–
ABSTAIN: COUNCIL MEMBERS–
ABSENT: COUNCIL MEMBERS–

_____
CITY CLERK OF THE CITY OF COMPTON

LEASE AGREEMENT BETWEEN CITY OF COMPTON AND VOLUNTEERS OF AMERICA OF LOS ANGELES

This **LEASE AGREEMENT** is entered into by and between the **CITY OF COMPTON,** a municipal corporation of the State of California (hereinafter referred to as **"OWNER"**) and the **VOLUNTEERS OF AMERICA OF LOS ANGELES** (hereinafter referred to as **"LESSEE"**).

RECITALS:

WHEREAS, the City of Compton ("Owner"), has under it jurisdiction certain real property located at 700 North Bullis Road, Compton, California 90221, also known as the "Career*Link*" facility (the "Site"); and

WHEREAS, on _____, 2014, the City Council adopted Resolution No. _____, which authorized the City Manager to enter into a lease agreement with the Volunteers of America of Los Angeles ("Lessee") for a period of twelve (12) months, commencing November 1, 2014 through October 31, 2015.

NOW, THEREFORE, Owner and Lessee**,** for the consideration, terms and conditions herein described, mutually agree as follows:

WITNESSETH:

Section 1. PREMISES. The Owner, for and in consideration of the performance of the covenants and agreements hereinafter contained to be kept and performed by the Lessee and upon the following terms and conditions, hereby leases to the Lessee, and the Lessee hereby hires and takes of and from the Owner, those certain Premises situated in the City of Compton, County of Los Angeles, State of California, more particularly described as:

Compton Career*Link* Facility
700 North Bullis Road
Compton, California 90221

[The "Site"]

Lessee shall lease the following indoor square footage within the Site. Lessee may also have access to and use of shared public spaces within the Site:

Location	Square Footage	Monthly Lease Amount
Room 7B	**347 square feet**	**$ 683.59**
Room 11A	**828 square feet**	**$1,631.16**

[The "Premises"]

Section 2. TERM. This Lease shall be for a term of twelve (12) months, commencing on November 1, 2014 and shall terminate on October 31, 2015, unless extended or terminated as otherwise provided herein. This Lease shall supersede any previous Leases and/or agreements.

Section 3. RENT. During the Lease term, the Lessee shall pay to Owner as rent for said Premises hereof the sum of **Two Thousand Three Hundred Fourteen Dollars and Seventy-Five Cents ($2,314.75)** per month, based on a rental rate of **One Dollar and Ninety-Seven Cents ($1.97) per square foot** for each square foot of exclusive use space. Lease payments shall be due in advance on the first day of each and every month of the term hereof. Any lease payment not received by the Owner by the tenth (10^{th}) day of the month will be deemed late and a late fee (penalty) in the amount of **Five Percent (5%)** will be charged.

Payments shall be remitted to: General Services Department
205 South Willowbrook Avenue
Compton, California 90220
Attn: Director
Payable to: City of Compton
[Please identify your Lease Site on the payment]

Section 4. USE OF PREMISES. Lessee is entitled to use the Premises during normal building business hours (Mondays through Fridays, 7:00 a.m. to 6:00 p.m.), ***(excepting legal City holidays)*** for the following purpose(s) only:

General Office Use for Support Services Staff

Lessee shall not use the Premises for any other purpose without the prior written consent of the Owner**.** Lessee shall not use the Premises in a manner so as to interfere with Owner's use or equipment at the Site. Lessee shall not use the Premises for the storage of inoperable or unusable equipment or property.

Use of Premises at Shared Site on City Holidays and Non-Business Hours

On those dates designated by the City Council as legal City holidays, the Site **(including the Premises)** shall be closed. If Lessee desires to use the Premises on a City holiday or during hours not specified above, Lessee shall pay the City the costs (e.g. employees' salary) of providing access to the Premises/Site and for provision of City security (if applicable).

Lessee shall provide written notification to the General Services Department a minimum of three (3) business days in advance of its desire to use the Premises on a City holiday or during non-business building hours. Lessee shall include the additional amounts owed in the next lease payment.

Section 5. DELIVERY OF PREMISES. If Owner, for any reason, cannot deliver the Premises described above to Lessee at the commencement of the term hereof, Owner shall not be liable to Lessee for any loss or damage resulting therefrom and Lessee at Lessee's option, may declare this Agreement to be null and void.

Section 6. UTILITIES AND OTHER SERVICES. Owner agrees to furnish the following utilities and services at Owner's expense during normal business hours:

a. Electricity for normal lighting and power for office use. Special or additional electrical requirements over and above the standard for general office uses will be charged directly to Lessee.

b. Heating/Cooling.

c. Hot and cold water.

d. Routine maintenance.

e. General/shared security for the Site.

Any and all other types of utilities (e.g. telephone, cable, etc.) and services shall be at the sole expense and responsibility of the Lessee. Prior written approval shall be required for the installation of any utility and/or service that will involve physical alteration of the Premises and/or Site. Lessee shall reimburse Owner for the cost of repairing any and all damages to the Premises and/or Site caused directly or indirectly by Lessee's utility or service provider or its equipment.

Owner shall in no way be liable or responsible for any loss, damage or expense that Lessee may sustain or incur by reason of any change, failure, interference, disruption or defect in the supply or character of the utilities and services supplied to Premises and/or Site, unless directly caused by the active negligence or willful misconduct of the Owner.

Section 7. ASSIGNMENT AND SUBLETTING. Lessee agrees not to sublet the whole or part of the Premises, assign the Lease nor permit the use of the Premises by anyone other than the Lessee, its employees, business invitees, customers and patrons without in each case first securing the written consent of the Owner. Any attempted assignment or subletting of this Lease without the written consent of the Owner constitutes fraud and this Agreement shall be null and void.

Section 8. ALTERATIONS AND ADDITIONS. Lessee shall not make any alterations or construct any additions or improvements in or on the Site and/or the Premises until the Owner has approved the complete plans and specifications for the project. Once the Owner has been provided with said plans and specifications, Owner shall have a fifteen (15) day minimum review period before granting Lessee approval or disapproval of the project in writing. Lessee shall, at the time of the request, specify if they desire to retain ownership and/or possession of the alteration, addition or improvement subject to plan review by Owner at Lessee's expense. Lessee shall keep the Premises free of liens from such work.

Owner agrees that except for structural alterations, the Lessee may remove, during or at the expiration or other termination of the term of this Lease, or of any extension or holdover period thereof, as the case may be, personal property placed or installed in or upon the Site and/or the Premises by the Lessee or under its authority. Any personal property, improvements or additions not removed by Lessee within thirty (30) days after the end of the term, or any extension or holdover period thereof, shall automatically become the property of Owner.

Lessee shall repair any damage to the Site and/or the Premises caused by Lessee's installation and/or removal of its personal property, alterations, improvements or additions.

Section 9. REPAIRS AND MAINTENANCE. Owner shall not be responsible to make any repairs or alterations to the Premises, excepting due to reasonable normal wear and tear, and Lessee assumes any and all cost and liability for the repair and maintenance of the Premises leased herein, unless such repairs, alterations or maintenance are due to Owner's negligence or willful misconduct. Lessee agrees to repair any damage caused by Lessee, its employees, contractors, agents or invitees, negligently or otherwise, at its own expense, and maintain the Premises leased and to return said Premises to Owner in as good order, repair and condition as the same were in at the commencement of this Lease, subject to normal wear and tear. Lessee must obtain prior written approval from the Owner prior to commencing any repairs to the leased Premises. Lessee shall keep the Premises free of liens from such work.

Lessee shall continue to maintain said Premises in good repair and tenable condition and in compliance with all health, safety and sanitation laws, ordinances and regulations of the State of California and local authorities throughout the term of the Lease.

Lessor agrees to keep the roof, walls, foundation, HVAC system, plumbing and electrical system in and servicing the Premises in good order and condition at its sole cost and expense. Lessee agrees to perform all other repairs and maintenance to the Premises at their sole cost and expense. All work done by Lessee on the Premises shall be done in a lawful manner and in conformity with all applicable laws, ordinances and regulations. The Premises shall be kept free from any and all liens and charges on account of labor or materials used in contribution to any work thereon.

Unless otherwise required by law or expressly provided for within this Lease Agreement, Owner shall have no liability to Lessee for any condition on the Premises leased herein and Lessee agrees that it has inspected the same, knows the condition and takes this Lease with the Premises in its present condition. Lessee agrees to hold the Owner harmless from any and all liability arising out of or in connection with the use of the Premises leased herein by the Lessee, its agents, employees, business invitees, customers and patrons, except to the extent any such liability is attributable to Owner's negligence or willful misconduct.

Section 10. INSURANCE. Lessee shall furnish certificates of insurance, along with endorsements, issued to Owner substantiating the fact that it has taken out the specified insurance for the term covered by this Lease, or any extension or holdover period thereof, with an insurance carrier acceptable to the Owner under forms satisfactory to the Owner. Each certificate shall bear an endorsement precluding cancellation or reduction in coverage of any policy covered by such certificate except upon at least thirty (30) days prior written notice to Owner. It is agreed that Owner shall not be liable for the payment of any premiums or assessments on the insurance required.

Lessee shall present evidence of required insurance and certificate of endorsement to Owner no later than the commencement date of this Lease. The Lessee shall not occupy the Premises until the Owner has received and approved the required certification. ***Failure on the part of the Lessee to procure or maintain***

insurance shall constitute a material breach upon which the City may immediately terminate this Lease Agreement.

All insurance required hereunder shall be primary with respect to any insurance maintained by the City and shall not call on the City's program for contributions. Program(s) of insurance shall include:

a. General Liability. Lessee shall provide and maintain at its own expense during the term of this Lease Agreement a policy of Commercial General Liability Insurance, inclusive of personal injury liability and broad form property damage coverage, in an amount not less than **One Million Dollars ($1,000,000)** per occurrence. The coverage shall be written on an occurrence basis. Claims made coverage is not acceptable.

b. Workers' Compensation Insurance. Lessee shall provide and maintain at its own expense during the term of this Agreement a program of Workers' Compensation Insurance and Employer's Liability Insurance in an amount and form to meet all applicable requirements of the State Labor Code and which specifically covers all persons providing services by or on behalf of the Lessee and all risks to such persons under the Agreement.

c. Fire and Casualty Insurance. Lessee shall maintain fire insurance on such party's own equipment and property or to adequately self-insure the same. Lessee shall provide, or cause to be provided, and maintained at its sole cost property insurance in the amount of the value of the improvements on the Premises on a replacement cost basis. The property insurance shall insure against the perils of fire (with extended coverage), theft, vandalism, malicious mischief, collapse, flood, earthquake, windstorm and physical loss or damage. Owner will not keep improvements which are constructed or installed and owned by Lessee under the provisions of this Lease insured against fire or casualty, and Lessee will make no claim of any nature against Owner by reason of any damage to the business or property of Lessee in the event of damage or destruction by fire or other cause, arising other than from or out of negligence or willful misconduct of agents or employees of the Owner in the course of their employment.

d. Insurance Endorsements. The liability insurance policy(ies) shall be endorsed with the following language:

.1 The City of Compton and its respective elected and appointed officers, officials, employees, agents and volunteers are to be named and covered as **"additional insureds"** with respect to liability arising out of the activities of the Lessee.

.2 The insurer waives all rights of subrogation against the City.

.3 Any failure to comply with reporting provisions of the policies shall not affect coverage provided to the City.

.4 Identify the leased Premises covered by the policy(ies) and the identities of the insured(s).

Insurance coverage specified herein constitutes the minimum requirements and said requirements shall in no way lessen or limit the liability of the Lessee under the

terms of the Lease Agreement. Lessee shall procure and maintain, at its own costs and expense, any additional kinds and amounts of insurance that, in its own judgment, may be necessary relating to Lessee's use of the Premises.

Section 11. LOSSES. Owner shall not be responsible for losses or damage to personal property, equipment or materials of Lessee. Owner will not keep improvements which are constructed or installed and owned by Lessee under the provisions of this Lease insured against fire or casualty, and Lessee will make no claim of any nature against Owner by reason of any damage to the business or property of Lessee in the event of damage or destruction by fire or other cause, arising other than from or out of the gross negligence or willful misconduct of agents or employees of the Owner in the course of their employment.

Section 12. DAMAGE OR DESTRUCTION. Owner agrees that should the Premises be so badly damaged by earthquake or other violent action of the elements as to render them wholly unfit for Lessee's occupancy, than this Lease shall be terminated immediately upon the happening of any such event, whereupon Lessee shall surrender the Premises and shall not be obligated for any further rental payment and Owner shall refund any unearned rent paid in advance by Lessee, calculated at a daily rate based on the regular monthly rental.

In the event of any lesser damage by casualty, then Owner shall commence the repair and restoration of such premises within thirty (30) days of the event which necessitated the repair and restoration, unless it is not reasonably possible to commence repair and restoration within thirty (30) days, in which case it shall be commenced as soon as feasibly possible. If the damage to the Premises is caused by the Lessee or its agents, employees or invitees, then after receiving Owner's approval for the same, Lessee shall promptly repair the damage at Lessee's expense.

Section 13. DEFAULT. Lessee shall pay said rent to the Owner without deduction, default or delay. In the event of the failure of Lessee to do so, or in the event of a breach of any other terms, covenants or conditions herein contained on the part of Lessee to be kept and performed and if such default continues for a period of thirty (30) days after receipt of written notice from Owner to Lessee of such default, this Lease may be terminated. Owner may not terminate the Lease if (a) Lessee cures the default within the thirty (30) day period after notice of default is given, or (b) the default cannot reasonably be cured within thirty (30) days after notice of default is given, but Lessee reasonably commences to cure the default within the thirty (30) day period and diligently and in good faith continues to cure the default. In the event of termination of this Lease, it shall be lawful for Owner to reenter into and upon the Premises and every part thereof and to remove and store at Lessee's expense all property therefrom and to repossess and occupy the Premises. In addition thereto, Owner shall have such other rights or remedies as may be provided for by law.

Section 14. HOLDING OVER. In case Lessee holds over beyond the term herein provided with the consent, express or implied, of the Owner, such tenancy shall be from month-to-month only, subject to the same terms and conditions of this Lease, but shall not be a renewal hereof. Such month-to-month tenancy shall be terminable on thirty (30) days written notice by either party to the other party.

Section 15. CANCELLATION PROVISION. Notwithstanding any other provisions contained herein, either party shall have the right to cancel this Lease, without cause, at anytime upon sixty (60) days prior written notice to the other party.

Section 16. OWNER'S ACCESS. Lessee agrees to permit the Owner or Owner's authorized agents, upon at least twenty-four (24) hours advance notice, free access to the Premises at all reasonable times for the purpose of inspection of the Premises or for making necessary alterations, improvements or major repairs.

Section 17. DISCRIMINATION. The Lessee herein covenants by and for itself, its heirs, executors, administrator, and assigns, and all persons claiming under or through it that this Lease is made, accepted and subject to the following conditions:

That there shall be no discrimination against or segregation of any person or group of persons, on account of race, color, creed, religion, sex, marital status, national origin, or ancestry, the leasing, subleasing, transferring, use, occupancy, tenure, enjoyment of the Premises herein leased nor shall the Lessee itself, or any person claiming under or through it, establish or permit any such practice or practices of discrimination or segregation with referenced to the selection, location, number, use of occupancy, of tenants, lessees, sublessees, subtenants, or vendees in the Premises herein leased.

Section 18. INDEMNIFICATION. Lessee shall indemnify and save harmless the Owner**,** its officials, officers, employees, agents and volunteers (collectively hereafter the "Owner"), against any and all damages to property or injuries to or death of any person or persons, and shall defend, indemnify and save the Owner from any and all liability and expense, including reasonable defense costs and legal fees, and claims, demands, suits, actions or proceedings of any kind or nature, including Workers' Compensation claims, of or by anyone whomsoever in any way resulting from or arising out of Lessee's**,** its employees, contractors, agents or invitees negligent or intentional acts in or on the Premises, or from conduct of Lessee, its employees, contractors, agents or invitees practice or business from any activity, work or things done.

This indemnification and hold harmless obligation does not extend to claims arising out of the sole negligence or willful misconduct of the Owner**.**

Section 19. PARTNERSHIP DISCLAIMER. Lessee and any and all agents of Lessee shall act in an independent capacity and not as officers or employees of the Owner. Nothing herein contained shall be construed as constituting the parties herein as partners.

Section 20. VACATING PREMISES. Lessee shall, on the last day of said term or sooner termination of this Lease, peaceably and quietly leave, surrender and yield up to the Owner, the Premises in good order, condition and repair, reasonable use and wear thereof and damage by acts of nature, excepted.

Section 21. COMPLIANCE WITH LAWS. Lessee shall at its sole cost and expense, comply with all the laws and requirements of all municipal, county, state and federal authorities now in force, or which may hereafter be in force pertaining to the Premises and use of the Premises as provided by this Lease.

Section 22. EASEMENTS AND RIGHT OF WAY. This Lease is subject to all existing easements and right of way. Owner further reserves the right to grant additional public utility easements as may be necessary and Lessee hereby consents to the granting of any such easements. The public utility will be required to reimburse Lessee for any damages suffered by Lessee caused by the construction work on the easement area.

Section 23. PARKING ACCESS. Unless specifically provided herein, if off-street parking is provided at the Site of the Premises, Lessee, its employees and invitees may have equal access to non-restricted/non-reserved parking spaces provided to all tenants on a first-come, first-served basis.

Section 24. RELOCATION. Lessee acknowledges that Lessee, its employees, contractors, subordinates and assigns are not entitled to any Relocation Payment or Relocation Advisory Assistance due to their occupancy of the Premises.

Section 25. FAILURE TO PERFORM. In the event of the failure, neglect or refusal of Lessee to do, or perform work, or any part thereof, of any act or thing in this Lease provided to be done and performed by Lessee, Owner shall, at its option, have the right to do and perform the same, and Lessee hereby covenants and agrees to pay Owner the costs thereof on demand.

Section 26. BINDING ON SUCCESSORS. Each and all of the terms and agreements herein contained shall be binding upon and shall inure to the benefit of the successors in interest of the Owner, and wherever the context permits or requires the successors in interest to the Lessee.

Section 27. AMENDMENTS. This Lease Agreement may be modified or amended only be written document executed by both Lessee and Owner's City Manager and approved as to form by the City Attorney. Such document shall expressly state that it is intended by the parties to amend the terms and conditions of this Lease Agreement.

Section 28. WAIVERS. A waiver by either party to this Agreement of any breach of any terms, covenants or condition contained herein shall not be deemed to be a waiver of any subsequent breach of the same or any other term, covenant or condition contained herein, whether of the same or a different character.

Section 29. GOVERNING LAW AND SEVERABILTIY. This Agreement shall be governed by and construed under the laws of the State of California. In the event of litigation between the parties, venue in state trial courts shall lie exclusively in the County of Los Angeles. In the event of litigation in a U.S. District Court, venue shall lie exclusively in the Central District of California, in Los Angeles.

Should any part of this Agreement be declared by a final decision by a court or tribunal of competent jurisdiction to be unconstitutional, invalid, or beyond the authority of either party to enter into or carry out, such decision shall not affect the validity of the remainder of this Agreement, which shall continue in full force and effect, provided that the remainder of this Agreement, absent the unexcised portion, can be reasonably interpreted to give effect to the intentions of the parties.

Section 30. NOTICES. All notices, demands or requests to be given under this Lease Agreement shall be given in writing and conclusively shall be deemed received when: (a) delivered personally, or (b) on the third business day after the deposit thereof in the United States mail, postage prepaid, and addressed as hereinafter provided, or (c) one business day after send by facsimile transmission.

To OWNER:	**City of Compton** **205 South Willowbrook Avenue** **Compton, California 90220** **Attn: Director, General Services Department** **(310) 605-5519** **(310) 605-1753 – fax.**
With copy to:	**City of Compton** **205 South Willowbrook Avenue** **Compton, California 90220** **Attn: City Manager**
To LESSEE:	**Volunteers of America of Los Angeles** **3600 Wilshire Boulevard, Suite 1500** **Los Angeles, California 90010** **Attn: Director of Assest Management** **(213) 251-7646** **(213) 383-2493 – fax.**

Section 31. ENTIRE AGREEMENT. This Lease and any exhibits or attachments hereto and incorporated herein constitute the entire agreement of Owner and Lessee. There are no agreements, terms, conditions or obligations other than those set forth herein. This Lease shall supersede all previous communications, representations or agreements, either verbal or written between Owner and Lessee. This agreement may be modified only by written agreement signed by both Owner and Lessee.

IN WITNESS WHEREOF, Lessee has executed this Lease and the Owner, by its City Manager, who is authorized to do so, has executed this Lease.

VOLUNTEERS OF AMERICA OF LOS ANGELES
LESSEE

By _____ **Dated:** _____
Bob Pratt, President/CEO

CITY OF COMPTON/OWNER
Recommended for Approval:

By _____ **Dated:** _____
Van Wilson, Director
General Services Department

Approved by:

By _____ **Dated:** _____
G. Harold Duffey, City Manager

Approved as to form:

By _____ **Dated:** _____
Craig J. Cornwell, City Attorney

ATTEST:

Dated: _____ **By** _____
Alita Godwin, City Clerk

Attachmts: Resolution No.
Diagram of Premises
City Holiday Schedule

October 28, 2014

TO: **MAYOR AND CITY COUNCIL**

FROM: **PUBLIC WORKS/MUNICIPAL UTILITIES**

SUBJECT: **A REQUEST TO SCHEDULE A PUBLIC HEARING FINDING THE CITY OF COMPTON TO BE IN CONFORMANCE WITH THE CONGESTION MANAGEMENT PROGRAM (CMP) AND ADOPTING THE CMP LOCAL DEVELOPMENT REPORT IN ACCORDANCE WITH CALIFORNIA GOVERNMENT CODE SECTION 65089**

It is hereby requested that the Congestion Management Program (CMP) Public Hearing be scheduled for November 12, 2014 at 5:50 P.M. for the City Council adopt the Local Development Report and the Resolution finding the City to be in conformance with the Los Angeles County CMP.

Glen Kau
Public Works Director

NOTICE OF PUBLIC HEARING

CITY OF COMPTON LOCAL DEVELOPMENT REPORT AND RESOLUTION FINDING THE CITY IN CONFORMANCE WITH THE COUNTY'S CONGESTION MANAGEMENT PROGRAM

On Tuesday, November 12, 2014 at its regularly scheduled meeting at 5:50 p.m. in the City of Compton Council Chambers, 205 South Willowbrook Avenue, Compton, California 90220. The City Council will consider the 2014 Local Development Report and a Resolution to self-certify conformance with the State-mandated Congestion Management Program.

The City Council will take public comments prior to consideration for adoption of said 2014 Report and Resolution, prepared in compliance with the California Government Code, Section 65089, and pursuant to the 2004 Congestion Management Program for Los Angeles County.

As part of the 2014 Report, the City of Compton resolves that:

The City will continue to implement the previously adopted Transportation Demand Management Ordinance and the Land Use Analysis Program, and conduct annual traffic counts and calculate the levels of service for selected arterial intersections in accordance with the Program and the City of Compton is meeting its responsibilities under the Countywide Deficiency Plan as required by the Program.

A copy of the 2014 Report, Resolution, and related documents may be examined in the office of the City Clerk of the City of Compton. Written comments may be submitted to the City Clerk prior to the hearing at the above address.

Any questions should be directed to Mr. Hien Nguyen at (310) 605-5505, Department of Public Works/Municipal Utilities Monday through Thursday from 7 a.m. to 6 p.m.

ALITA GODWIN
City Clerk
City of Compton

Publish: November 5, 2014

RESOLUTION SIGN-OFF FORM

DEPARTMENT: **Public Works-Engineering**

RESOLUTION TITLE: **A REQUEST TO SCHEDULE A PUBLIC HEARING FINDING THE CITY OF COMPTON TO BE IN CONFORMANCE WITH THE CONGESTION MANAGEMENT PROGRAM (CMP) AND ADOPTING THE CMP LOCAL DEVELOPMENT REPORT IN ACCORDANCE WITH CALIFORNIA GOVERNMENT CODE SECTION 65089 (October 21, 2014 at 3:50 PM)**

Glen Kau	**9/11/2014 11:11:24 AM**
DEPARTMENT MANAGER'S SIGNATURE	DATE

REVIEW / APPROVAL

Ruth Rugley	**9/17/2014 5:23:57 PM**
CITY ATTORNEY	DATE
Stephen Ajobiewe	**9/17/2014 11:27:09 AM**
CITY CONTROLLER	DATE
Johnny Ford	**9/11/2014 7:12:23 PM**
CITY MANAGER	DATE

Use when:	
Public Works:	When contracting for Engineering Services.
City Attorney:	When contracting for legal services; contracts that require City Attorney's review.
Controller/Budget Officer:	Amending Budget; appropriating and/or transferring funds; adding and/or deleting positions; any resolution having account numbers.
Asst. City Manager/OAS:	All personnel actions.

RESOLUTION SIGN-OFF FORM

DEPARTMENT: **City Management**

RESOLUTION TITLE: **POWERPOINT PRESENTATION - OVERSIGHT COMMITTEE SEMI ANNUAL REPORT APRIL 2014 THROUGH SEPTEMBER 2014**

<ManagersName> **<ManagersDate>**
DEPARTMENT MANAGER'S SIGNATURE DATE

REVIEW / APPROVAL

<LegalName> **<LegalDate>**
CITY ATTORNEY DATE

<ControllerName> **<ControllerDate>**
CITY CONTROLLER DATE

<CityManager> **<CityManagerDate>**
CITY MANAGER DATE

Use when:	
Public Works:	When contracting for Engineering Services.
City Attorney:	When contracting for legal services; contracts that require City Attorney's review.
Controller/Budget Officer:	Amending Budget; appropriating and/or transferring funds; adding and/or deleting positions; any resolution having account numbers.
Asst. City Manager/OAS:	All personnel actions.

CITY OF C0MPTON

Oversight Committee Semi Annual Report

Submitted: October 2014

For the period

April 2014 through September 2014

COMMITTEE MEMBERS:

COMMISSIONER ULYSSES TERRY, Chair
COMMISSIONER CALLIE PARKER, Vice Chair
COMMISSIONER MARY EDWARDS, Treasurer
COMMISSIONER IRENE SHANDELL, Secretary

CITY STAFF REPRESENTATIVES:

Johnny Ford, City Manager's Office
Erika Arteaga,City Manager's Office
Kim Powell, City Manager's Office

INTRODUCTION

This report is provided by the Oversight Committee to the Mayor and City Council as a progress report for activities conducted by the Oversight Committee (hereinafter referred to as "Committee") from April 2014 through September 2014. This report also serves as an overview of all the activities that the Oversight Committee has agreed to reach its goals and objectives.

PURPOSE OF THE COMMITTEE

The purpose of this committee is to advise the Mayor and City Council of the needs and concerns of the City's Boards, Committees, and Commissions, monitor all aspects of their operations, and prepare quarterly reports to the Mayor and City Council on performance, as well as effectiveness of the different entities.

CURRENT COMMITTEE HISTORY

In March 2014, the City Council appointed new Committee Members to the Oversight Committee. The Committee consists of five members. Currently, the Committee has one vacancy.

Ulysses Terry	-	Third District
Callie Parker	-	Fourth District
Mary Edwards	-	First District
Irene Shandell	-	Mayoral
Vacancy	-	Second District

APRIL

The newly appointed Commissioners were introduced along with the City Manager's Staff Representatives.

The newly appointed Committee Members and the City Manager's Staff Representatives performed a mini workshop and began to restructure the Committee to effectively perform their duties and responsibilities.

The City Manager's Staff provided an overview of the Oversight Committee's duties and responsibilities along with copies of pertinent documentation. This documentation was reviewed by the Committee Members, receiving a thorough explanation by the City Manager's Staff, which was informative and enable the Committee to get a better understanding of their duties and responsibilities.

Oversight Ordinance Information
Stipend Payments
Committee Bylaws
Robert Rules of Order
Schedule of 2014 Monthly Meetings
Monthly Reporting Form
Boards, Committees & Commissions Brochures

MAY

All Committee Members were present at this meeting which started on time. There was one guest present, for this reason the Committee Members and City Manager's Staff Representatives were introduced again.

In the continuance of the restructuring of the Committee, elections were conducted with the results as follows:

Ulysses Terry	-	Chair
Callie Parker	-	Vice Chair
Mary Edwards	-	Treasurer
Irene Shandell	-	Secretary

There still remains a vacancy on the Committee.

An updated copy of current Boards, Committees and Commissions meeting dates and times was requested to the City Manager Staff preparatory for assignment selection to Committee Members for visitation.

To properly be identified as a Commissioner when visiting various Boards, Committees, and Commissions, the Committee Members requested badges and business cards. The City Manager's Staff will look into it. They did not see a problem with the request. Will get back with the Committee next month.

JUNE

All Committee Members were present at this meeting which started on time. In the continuance of the restructuring of the Committee, the City Manager's Staff provided an undated list of all Boards, Committees and Commissions. The Committee Members selected the groups they were going to visit. The Chair elected to visit any group that was not selected until such time the vacancy can be filled on the Committee.

There are eighteen Boards, Committee and Commissions that the Oversight Committee is responsible for:

Federal Grant	Planning	Beautification
Block Club	Loan Rev.	Public Safety
Women	Oversight	Disability
Parks & Recreation	Youth Leadership	Employment
Personnel		

The Committee developed and submitted a monitoring form to be used as a tool to evaluate the various Boards, Committee, and Commissions when conducting monthly visitation. The City Manager's Staff and City Attorney assisted in reviewing and providing clarification of information on the form which was agreed to by the Committee. The Committee Members will start visiting and monitoring the Boards, Committees and Commissions on a monthly basis.

JULY

All but one Committee Members were present at this meeting which started on time. The Commissioner informed the Committee that she would be out of town as per the bylaws.

The requested identification badges and business cards were approved by the City Manager and will be distributed at next's month meeting. This identification is important when visiting various groups and attending community events.

The Committee Members visited and monitored the following Boards, Committees and Commission this month as part of their duties and responsibilities: Grant Advisory Board, Block Club Commission, Safety Commission, Beautification Board and Personnel Board. There are areas that need to be improved upon to make the Boards, Committees and Commissions function more effectively. This was discussed during the meeting which resulted in the planning of a training workshop for all groups.

AUGUST

All Committee Members were present at this meeting which started on time.

The requested identification badges were distributed. The business cards will be distributed at next's month meeting in September.

The Committee Members visited and monitored the Block Club Commission and Park & Recreation Commission this month. There are areas that need to be improved upon to make the commissions function more effectively. Again this was discussed during the meeting which confirm the need for planning a training workshop for all groups.

The Committee discussed the submittal of a Semi Annual Progress Report to the Mayor and City Council. The concern was that this is a newly appointed Committee that is just getting started performing duties and responsibilities. For the past six months, the Committee has been restructuring. A draft was submitted in September for reviewed with the final report to be submitted in October.

SEPTEMBER

All Committee Members were present at this meeting which started on time.

The City Manager's Staff provided the Committee with Commissioner Business Cards.

A draft of the Committee Semi Annual Progress Report was presented, reviewed and commented on. The final report will be submitted for review by the Committee at the October Committee meeting. This report will be submitted to the Mayor and City Council the second week in October.

OBSERVATIONS

The Committee visited various Boards, Committees, and Commissions and conducted observations and noted both positive and areas of needed improvements.

Positive Observations

1. Agenda properly prepared
2. Most meetings observed had a quorum
3. Good communications and attention during meetings

Needed Improvement

1. Posting of Agenda for Meetings
2. Following the Agenda
3. Starting the meeting on time
4. Starting meeting with a quorum and not waiting for late members
5. Timeliness of Commissioners
6. Very little outreach to fill vacancies
7. Communication between Staff Members and Commissioners

UPCOMING EVENTS THE COMMITTEE IS PLANNING FOR THE LAST QUARTER IN 2014

- **October – Submittal of Semi Annual Progress Report**

  Submit final Semi Annual Progress Report to City Manager's staff preparatory to presentation to Mayor and City Council on October 28, 2014.

- **November – Start planning of a General Overview Workshop**

  Coordinate with the City Clerk, City Attorney and City Manager's Staff to plan a general overview workshop with all Boards, Committees and Commissions. This will be a training workshop including but not limited to the following topics:

  Roberts Rules of Order
  Understanding your duties and responsibilities
  Meeting Procedure and Protocol
  Improving communication with Staff Members

- **December – Oversight Committee Appreciation/Recognition**

  This event will be held to provide appreciation/recognition for the city's different Boards, Committees and Commissions. At this event, the Oversight Committee will recognize every Board, Committee and Commission for their contribution. Also, the attendees will

recognize their peers along with certain groups for their extraordinary contribution within the City. There will be a focus on Association and Appreciation.

RECOMMENDATIONS

Mayor and City Council complete appointments to Boards, Committees and Commissions that have vacancies.

ACKNOWLEDGEMENTS

In conclusion, the Committee would like to thank Mayor Aja Brown, City Councilmember Janna Zurita, Councilmember Issac Galvan, Councilmember Yvonne Areneaux and Councilmember Dr. Willie Jones for their appointments and leadership in continuing this Committee. In addition, the Oversight Committee would like to thank Johnny Ford, Erika Arteaga and Kim Powell for their assistance.

Dutifully submitted by the Oversight Committee,

Commissioner Ulysses Terry, Chair

Commissioner Callie Parker, Vice Chair

Commissioner Mary Edwards, Treasurer

Commissioner Irene Shandell, Secretary

#6.

October 28, 2014

TO: **HONORABLE MAYOR AND CITY COUNCIL MEMBERS**

FROM: **CITY MANAGER**

SUBJECT: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO AMEND THE 2014/15 FISCAL YEAR BUDGET REVENUE PROJECTIONS AND EXPENDITURE APPROPRIATIONS BASED ON THE FIRST QUARTER BUDGET REVIEW**

SUMMARY:

The City Manager will provide a budget update for the First Quarter of Fiscal Year 2014/15, which ended September 30, 2014. Consistent with its commitment to prudence and solvency, the Council will review the Fiscal Year 2014/15 first quarter revenues and expenditures and affirm assumptions that a balanced budget can be achieved for this fiscal year.

Based on this review, Council will consider a resolution to amend expenditure appropriations to address budgetary issues that arose between the adoption of the budget and the end of the first quarter of Fiscal Year 2014/15 or that were forestalled pending the final assessment of the FY 2013/14 finances. The City Manager is recommending a general fund expenditure increase of $6,275,263 most of which ($4,649,878) will go to address California Department of Finance payment demands relative to the former Community Redevelopment Agency.

The remaining expenditures are recommended to address unanticipated liabilities, program support requirements, and program enhancements. If the Council adopts these adjustments (which are offset by new revenue projections), the City is expected to have a balanced General Fund budget at the end of the fiscal year. The Council has the option of considering the recommendations individually, collectively, or in recommendation groups.

BACKGROUND:

On June 30, 2014, per Resolution No. 23,975, Council adopted a Fiscal Year 2014/15 budget anticipating $173,175,467 in total revenues and allocating $171,044,395 in expenditures for goods and services. The Fiscal Year 2014/15 General Fund budget projected revenues of $53,009,741 and expenditures of $52,868,391 leaving a projected fund balance (reserve) of $141,350.

The annual budget is a planning document used to fund the policies and programs as directed by the Council, and is based on assumptions and projections regarding revenues and expenditures. The First Quarter Report is significant in that it provides an update on revenues for this year and also allows the Council to review the accuracy of the year end projections from Fiscal Year 2013/14. The final result of revenues and expenditures for Fiscal Year 2013/14 yielded a General Fund surplus of $1,543,260. (Attachment II)

The budget adopted in June assumed that once the Fiscal Year 2013/14 books were closed we would see a budget surplus (reserve) of approximately $500,000 to add to the beginning fund balance $1,430,000. The actual year end balance for 2013/14 was significantly higher ($1.54M) yielding a total in the Reserve Fund of $2,973,260, or 5.6% of general fund expenditures.

STATEMENT OF THE ISSUE:

Although the City entered into this budget year projecting a General Fund surplus, it is critical that Council continue its adopted practice of reviewing the adopted budget at least three times per year and focusing on achieving and maintaining solvency. As in prior reports, the City's summary financial reports are provided.

The Controller's First Quarter Financial Report (Attachment I) and Five-Year Revenue Forecast (Attachment II) will assist the Council in making short and long term funding decisions. The Cash Flow Analysis (Attachment III) also allows the Council to review the City's monthly revenues vs. expenditures to ensure that departments are operating efficiently within their allocated budgets, and to make allocation adjustments where appropriate.

Continuous Assessment of the City's Financial Condition

This budget review provides an opportunity to assess the City's financial condition using metrics that define the overall health of municipal budgets. The Council has received the following scale, which provides benchmark definitions that can be used to measure the financial well being of the City's budget and determine if policy decisions are resulting in a consistently strong financial position. The Council has also used this scale in adopting a General Fund Reserve policy on July 22, 2014 (Attachment IV)

- **Healthy:** Revenues exceed expenditures and continue to show growth, year over year, and the City maintains 15% in reserves - rainy day fund

- **Sustainable:** Revenues exceed expenditures and the City maintains 10-15% in reserves - rainy day fund

- **Vulnerable:** Revenues exceed expenditures and the City maintains less than a 10% reserves - rainy day fund

- **Unsustainable/Insolvent:** Revenues less than expenditures

The overall goal of the City Council is focused on implementing policy decisions that direct staff towards achieving a sustainable budget that plans for future liabilities. Historically, as a result of stagnant revenues and deficit spending, the City's budget has often been insolvent, far below the desired level of a healthy municipal government.

The City ended the last fiscal year with another budget surplus and is projecting a third straight year with a similar outcome. With the adoption of the Financial Reserve Policy (Attachment IV), the City has moved from the Unsustainable/Vulnerable category to the Vulnerable/Sustainable category of municipal finance. The City Manager's recommendations will continue to focus on moving the City towards true sustainability and planning for future liabilities.

Although the City is projected to have a balanced budget this year, revenues and expenditures in this and future years must be actively monitored in consideration of the aggressive increase in future liabilities. For the past year, budget reports to the Council and budget recommendations have discussed liabilities facing the City in this and future years. Those key liabilities are summarized in Attachment V.

In addition, the City Manager is in the process of finalizing the negotiation of agreements with all employee labor groups and will be making recommendations for the appropriate cost adjustments. Given above-referenced cost liabilities, the Council is advised to continue to take steps to address past deficit spending, in preparation for significant budget increases in future years. At the same time, the Council should consider opportunities to implement the service level and infrastructure enhancements required to assure the City is positioned to provide the best possible service to the citizens of Compton.

PROPOSED BUDGET ADJUSTMENTS FOR FISCAL YEAR 2014/15

REVENUE ADJUSTMENTS:

After reconciling expenditures and revenues for the first quarter of the fiscal year, staff is requesting that Council augment the 2014/15 budget with the appropriation of an additional $7,677,260 in revenue enhancements to improve services, address unanticipated liabilities, and repay Department of Finance obligations. The revenue sources are as follows:

1. Additional Property Tax (Los Angeles County) -- The City received a one-time property tax adjustment of $6,277,260 from the County of Los Angeles**.** This adjustment consisted of (1) AB 1290 distribution (the City's proportional share of the 1 percent property tax from Redevelopment project areas) and (2) the distribution of the residual Redevelopment Property Tax Trust Fund (RPTTF) balance to the City. As is noted in the attached communication (Attachment VI), these revenues are intended for the General Fund and are without restriction. (Attachment VI)
   (INCREASE REVENUES: $6,277,260)

2. Additional one-time revenue from solid waste contract renewal – Renewal of the contract with solid waste contractor.
   (**INCREASE REVENUES: $500,000)**

3. Employee Medical and Labor Compensation Fund (EMLAC) – the Council approved the establishment of the EMLAC Fund of $900,000 for FY 2013/14. Due to the governor's veto of AB 1450, staff anticipates an additional $900,000 to be returned by the State in FY 2014/15 for a fund total of $1.8M.
   (INCREASE REVENUES: $900,000)

Total Revenue Adjustments: $7,677,260

BUDGET CLEANUP:

These proposed budget modifications adjust the adopted Fiscal Year 2014/15 budget appropriations. The following budget transactions are necessary to align expenditures with revenues and the adopted Fiscal Year 2014/15 Budget should be amended as follows:

1. Firefighter Positions Correction – During the budget hearings, the proposed budget presented on June 3, 2014 identified 18 Firefighter Paramedic positions, a total staffing of 93.0 and total salaries of $8,018,660. Due to a printing error, cells were collapsed but the total allocation remained the same. The change here is simply to confirm the correct number of positions (18) as originally requested.
   (NO FISCAL IMPACT) (Attachment VII)

2. With the adoption of the FY 2014/15 budget, the Council approved a $150,000 fund designated for the payment of labor, equipment, and services costs associated with Council-sponsored events. This action would allocate the funds in five equal portions of $30,000 each for the use of the mayor and council members, effective with the adoption of the budget. This allocation is consistent with the allocation of the other operations appropriations in the Office of the Mayor and Council. This action would also allow the use of these funds for approved staff overtime (account number 1001-510-000-4171) in support of these events.
   (NO FISCAL IMPACT)

3. Position Reallocation, General Services Department – In settling a personnel grievance action taken prior to the adoption of the budget, the Council approved the reallocation of a position from Computer Technician (Range 127) to Systems Coordinator (Range 144). The budget needs to be amended to reflect the new position and salary.
   (INCREASE EXPENDITURES: $11,664).

4. Salary Correction, Parks and Recreation Department – The salary for the director was listed incorrectly in the budget. The budget should be amended to reflect the correct salary as approved by the Council in October 2013.
   (INCREASE EXPENDITURES: $19,416).

5. Lease Revenue Bond Funds for Compton Sheriff Station – The Council approved in Resolution No. 23,902 the use of $700,000 in Lease Revenue Bond funds for the construction of the Compton Sheriff Station under the management of the Fire Department. Because the contract for this project was still in execution at the end of the 2013/14 fiscal year, funds for the project were not reserved for use, rather they reverted to the bond fund. The FY 2014/15 budget should be amended to fund the project, which is now ready for implementation.
(INCREASE EXPENDITURES: $700,000 – NO GENERAL FUND IMPACT, FUNDS PREVIOUSLY ALLOCATED).

TOTAL GENERAL FUND BUDGET CLEANUP EXPENDITURES: $31,080

PROPOSED MODIFICATIONS

A. SERVICE LEVEL IMPROVEMENTS

1) Three Additional Firefighter Positions **($105,000)**

Amend the FY 2014/15 Fire Department budget to increase appropriations in Account Number 1001-690-000-4101 (Permanent Salaries) by **$105,000** plus the associated benefit costs for 3.0 FTE Firefighter positions. The amount requested here will fund the three positions for one half year, since staff anticipates the new employees will come on board on or after January 1, 2015. There are sufficient funds available for benefit costs. (Increase revenues in Account 1001-690-0004101).

Six 0.5 Recreation Leader Positions **($58,482)**

With the opening and operation of the Douglas F. Dollarhide Community Center, approval of these part time positions will allow minimal staffing for the youth programs at the community center, and provide support staff and backup at the five other community centers currently staffed with only one person per center.

Amend the FY 2014/15 Parks and Recreation Department budget to increase appropriations in Account Number 1001-840-000-4101 (Permanent Salaries) by **$58,482** plus the associated benefit costs. These parttime employees are expected to work no more than 600 hours each in FY 2014/15.

2) **Granicus Media Management System** – City Clerk's Office - To allow streaming video of Council and other meetings via the Web, and to facilitate seamless public access to meeting records.
(INCREASE EXPENDITURES: $15,000)

3) **Commercial Grade Scanner** – City Clerk's Office **--** To allow the consolidation of the citywide scanning function, a more consistent adherence to records retention policies and regulations, and reduction in the cost of external vendors. **(INCREASE EXPENDITURES: $35, 823)**

4) **Horticulture Fund** - Parks and Recreation Department – The Horticulture Fund is used to purchase the department's plant, gardening, and chemical materials. The budget should be amended to add $40,000 to the Horticulture Fund.
(**INCREASE EXPENDITURES: $40,000)**

5) **Community Employment, Training, and Job Development Program –** City Manager's Office – Allocation of funds to support job training initiatives and community/business partnerships for the economic development and workforce readiness.
(**ALLOCATION ALREADY APPROVED CDBG FUNDS: $50,000)**

6) **Employee Training and Development (HR)** – Basic and mandated training for employees, supervisors, and managers. Development and implementation of citywide customer service training program.
(INCREASE EXPENDITURES: $45,000)

TOTAL GENERAL FUND SERVICE LEVEL IMPROVEMENTS: $294,305

B. <u>UNANTICIPATED LIABILITIES:</u>

1) **Department of Finance Payment** -- The California Department of Finance has made a demand for the repayment of amounts it has determined to be due from the former Community Redevelopment Agency. While we have successfully negotiated the reduction of a substantive portion of the amounts initially demanded, the City and the Successor Agency will be unable to obtain final close out of the CRA assets until these demands are fully addressed. Thus we have negotiated payment plans and will be making payment under protest. The following expenditures represent partial payment of those demands.

   A. **Disputed General Liability Insurance Fund** - Repayment to the Department of Finance for assets transferred from the former Community Redevelopment Agency (CRA) to the City in payment of CRA's share of pooled liability.
   (INCREASE EXPENDITURES: $4,105,700)

   B**. Department of Finance Payment –** Repayment to the Department of Finance for legal expenditures of the Successor Agency.
   (INCREASE EXPENDITURES: $544,178)

2) **Cisco License** - The renewal of the City's software license for the Cisco business products is now due. This license allows the citywide use of the Cisco platform

(INCREASE EXPENDITURES: $95,000).

TOTAL UNANTICIPATED LIABILITIES: $4,744,878

C. LABOR NEGOTIATIONS:

The City Manager is in the process of finalizing the negotiations of all five expired labor agreements and expects to bring recommendations for all groups to the Council for adoption in the coming weeks. The preliminary discussions lead staff to believe the figures proposed herein will allow the funding of the agreements.
(**INCREASE EXPENDITURES: $1,200,000**)

TOTAL LABOR NEGOTIATIONS: $1,200,000

TOTAL GENERAL FUND REVENUE ENHANCEMENTS: $7,677,260

TOTAL GENERAL FUND RECOMMENDED EXPENDITURES: $6,275,263

REMAINING GENERAL FUND REVENUE ENHANCEMENTS: $1,451,997

ALTERNATIVES:

Council can take no action or may choose to act on individual items as described. However, the City Manager is recommending the budget amendments outlined above to ensure optimum service delivery and that the City achieves a balanced Fiscal Year 2014/15 budget.

FISCAL IMPACT:

As outlined in this report, given the additional revenues identified during the first quarter of this fiscal year, the City of Compton has a balanced budget and the recommendations for budget adjustments have no negative impact on the City's General Fund.

RECOMMENDATIONS:

Staff recommends that the Mayor and City Council approve the attached Resolution, amending the Fiscal Year 2014/15 budget.

G. HAROLD DUFFEY
CITY MANAGER

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO AMEND THE 2014/15 FISCAL YEAR BUDGET EXPENDITURE APPROPRIATIONS BASED ON THE FIRST QUARTER BUDGET REVIEW

WHEREAS, pursuant to Resolution No. 23,975, the City Council of the City of Compton adopted the Fiscal Year 2014-2015 budget on June 30, 2014, and;

WHEREAS, based upon the first quarter review it is necessary to amend the Fiscal Year 2014-2015 budget to increase expenditures in the amount of $6,275,263 to address unanticipated liabilities, program enhancements, and labor contracts, and;

WHEREAS, based upon the first quarter review of revenues received through September 30, 2014, the City received additional property tax adjustments from Los Angeles County in the amount of $6,277,260, for prior year property tax adjustments related to the AB X1 26 and;

WHEREAS, based upon the first quarter review of program revenues, the City expects to receive additional revenues for the solid waste contract renewal, totaling approximately $500,000, and;

WHEREAS, based upon the first quarter review of program revenues, the City expects to receive additional property tax due to the Governor's veto of AB 1450, totaling approximately $900,000, and;

WHEREAS, it is necessary to make adjustments in the budget of the Fire Department to add additional staff and;

WHEREAS, it is necessary to make adjustments in the budget of the General Services Department, and;

WHEREAS, it is necessary to make adjustments in the budget of the Parks and Recreation Department, and;

WHEREAS, it is necessary to make expenditure appropriation to provide funding for employee labor negotiations, and;

WHEREAS, it is necessary to make other additional expenditures as described.

WHEREAS, the Council has designated funds of $150,000 for the payment of costs associated with Council-sponsored events.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF COMPTON DOES RESOLVE AS FOLLOWS:

SECTION 1. That the City Manager is hereby authorized to make the following General Fund budget amendment to the Fiscal Year 2014-2015 adopted budget:

Increase General Fund Revenue as follows:

$6,277,260.00 in Account No. 1001-000-000-3030
$500,000.00 in Account No. 1001-000-000-3980
$900,000.00 in Account No. 1001-000-000-3030

Total Amount $7,677,260.00

SECTION 2. That the City Manager is hereby authorized to make the following General Fund budget amendment to the Fire Department Fiscal Year 2014-2015 adopted budget:

Increase General Fund Expenditures as follows:

$105,000 in Account No. 1001-690-000-4101 (Permanent Salaries)

Total Fire Department Salary Amount $105,000

SECTION 3. That the City Manager is hereby authorized to make the following General Fund budget amendments to the Parks & Recreation Department Fiscal Year 2014-2015 adopted budget:

Increase General Fund Expenditures as follows:

$58,482.00 in Account No. 1001-840-000-4101 (Permanent Salaries)
$19,416.00 in Account No. 1001-840-000-4101 (Permanent Salaries)
$40,000.00 in Account No. 1001-840-000-4248 (Horticulture)

Total Parks & Recreation Amount $117,898

SECTION 4. That the City Manager is hereby authorized to make the following General Fund budget amendments to the City Clerk's Office Fiscal Year 2014-2015 adopted budget:

Increase General Fund Expenditures as follows:

$15,000.00 in Account No. 1001-420-000-4269
$35,823.00 in Account No. 1001-420-000-4269

Total City Clerk Amount $50,823

SECTION 5. That the City Manager is hereby authorized to make the expenditures required to fund community Employment Training and Development programs from Account No. 2800-510-000-4269, funds already approved by the Council (JAG – Other Contract Services):

$50,000.00 in Account No. 2800-510-000-4269

Total City Manager's Office Amount $50,000

SECTION 6. That the City Manager is hereby authorized to make the following General Fund budget amendment to the General Services Department Fiscal Year 2014-2015 adopted budget:

Increase General Fund Expenditures as follows:

$11,664 in Account No. 1001-600-000-4101 (Permanent Salaries)

Total General Services Department Amount $11,664

SECTION 7. That the City Manager is hereby authorized to make the following General Fund budget amendment to the Human Resources Department Fiscal Year 2014-2015 adopted budget:

Increase General Fund Expenditures as follows:

$45,000.00 in Account No. 1001-560-000-4273

SECTION 8. That the City Manager is hereby authorized to make the following Non-General Fund budget amendments to the Fiscal Year 2014-2015 adopted budget:

Increase Revenue as follows:

$700,000.00 in Account No. 3030-000-000-3970

Increase Total Expenditures as follows:

$700,000.00 in Account No. 3030-690-000-4334

Total Amount $700,000.00

SECTION 9. That the City Manager is hereby authorized to make the following General Fund budget amendments to the Fiscal Year 2014-2015 adopted budget:

Increase General Fund Expenditures as follows:

$4,105,700.00 in Account No. 1001-510-000-4289
$544,178.00 in Account No. 1001-510-000-4289
$95,000.00 in Account No. 1001-510-000-4289

Total Amount $4,744,878.00

SECTION 10. That the City Manager is hereby authorized to make the following General Fund budget amendments to the Non-Departmental Fiscal Year 2014-2015 adopted budget for labor negotiation payments:

Increase General Fund Expenditures as follows:

$1,200,000.00 in Account No. 1001-610-000-4101

Total Amount $1,200,000.00

SECTION 11 That that City Manager is hereby authorized to add, delete and reallocate position classifications to the 2014/15 Fiscal Year Budget consistent with the recommendations identified in the accompanying staff report to this resolution.

SECTION 12. That the City Manager will create and designate five separate accounts of $30,000 each for the payment of special events costs for the mayor and council.

SECTION 13. That a certified copy of this resolution shall be filed in the Offices of the City Clerk, City Attorney, City Manager, Department of Human Resources, and City Controller.

SECTION 14. That the Mayor shall sign and the City Clerk shall attest to the adoption of this resolution.

ADOPTED this _____ day of _____, 2014.

_____
MAYOR OF THE CITY OF COMPTON

ATTEST:

_____
CITY CLERK OF THE CITY OF COMPTON

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES
CITY OF COMPTON

I, Alita Godwin, City Clerk of the City of Compton, hereby certify that the foregoing resolution was adopted by the City Council, signed by the Mayor, and attested by the City Clerk at a regular meeting thereof held on the _____ day of _____, 2014.

That said resolution was adopted by the following vote:

AYES: COUNCIL MEMBERS-
NOES: COUNCIL MEMBERS-
ABSENT: COUNCIL MEMBERS-
ABSTAINS: COUNCIL MEMBERS-

_____
CITY CLERK OF THE CITY OF COMPTON

ATTACHMENT

I

FIRST QUARTER

FINANCIAL REPORT

Financial Report

First Quarter Ended September 30, 2014

City of Compton

October 15, 2014

TO: **THE HONORABLE MAYOR AND COUNCIL MEMBERS**

FROM: **CITY MANAGER**

BY: **CITY CONTROLLER**

SUBJECT: **FINANCIAL REPORT – FIRST QUARTER ENDED SEPTEMBER 30, 2014**

SUMMARY

The Financial Report for the First Quarter ended September 30, 2014 provides an overview of the City's revenues from the beginning of the 2014/2015 Fiscal Year to September 30, 2014, expenditures for the same period to September 30, 2014 and the fund balances as of September 30, 2014.

The City-wide total revenue of **$19.90 million** as of end of September 2014 represents **9%** of the City-wide revenues budget. The City-wide expenditures as of the end of September 2014 amounted to **$38.50 million,** which was **17%** of the City-wide expenditures budget. The difference of **$18.60 million** between the City-wide revenue collections and actual expenditures for the period to September 2014 represents mainly the use of accumulated fund balances.

General Fund revenues as of September 2014 amounted to **$6.26 million** representing **13%** of the General Fund revenues budget. The total of the General Fund expenditures was **$9.64 million,** which was **18%** of the General Fund expenditures budget. The difference of **$3.38 million** between the General Fund total revenues and expenditures as of September 2014 represented a temporary deficit of revenues under expenditures. As in prior year, the General Fund will experience monthly deficit of revenues under expenditures during the first 6 months of the fiscal year (July to December 2014) until bulk of the General Fund revenue is received during the second half of the fiscal year.

As indicated on page 4 of this report, the City issued a temporary financing obligation (TRANS) with net proceeds of **$12.00 million** to finance the General Fund expenditures during the first half of the fiscal year.

Snapshot Analysis

Year-to-Date Amounts

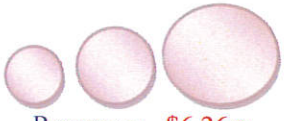
City-Wide

Revenues	$ 19.90m
Expenditures	38.50m
Difference	**$ 18.60m**

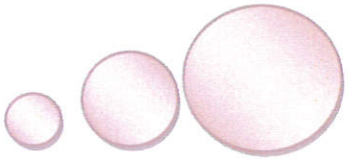
General Fund

Revenues	$ 6.26m
Expenditures	9.64m
Deficit	**$ 3.38m**
Proceeds of TRANS	**$ 12.00m**

General Fund



Revenues - $6.26m

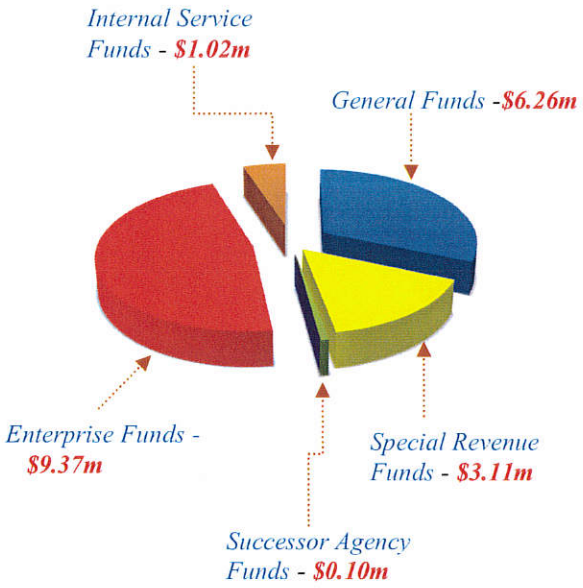


Expenditures - $9.64m

REVENUE COLLECTIONS

The General Fund total revenues from the beginning of the fiscal year to September 30, 2014 amounted to **$6,256,268**. The revenues recorded in this Fund include Property Tax, Sales Tax, Franchise Fees, Utility Users Tax, Licenses and Permit Fees, Motor Vehicle License Fee, Fines and Forfeitures, and Charges for Current Services.

Revenues Chart



The Special Revenue Funds received **$3,110,676** while the Successor Agency Funds had total revenues of **$142,835** as of the end of September 2014.

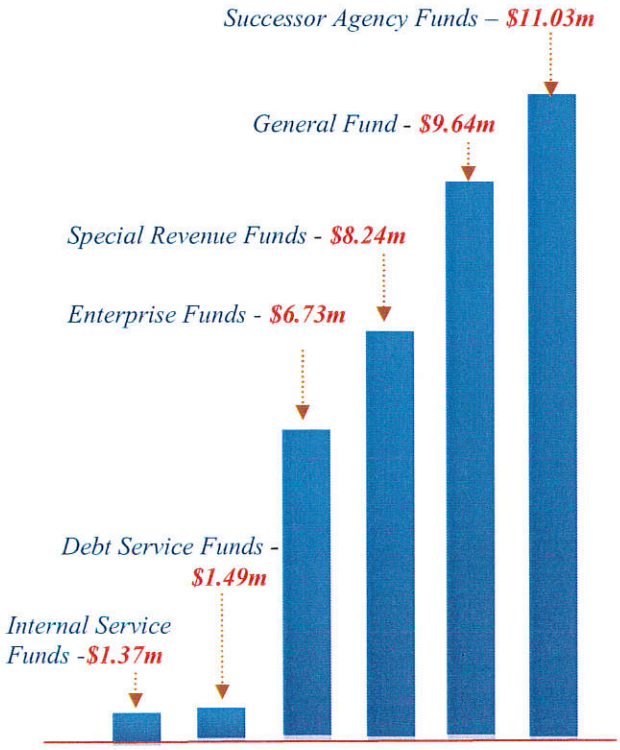
The Debt Service Funds, consisting of the General City's 2008 Lease Revenues Bonds Fund and the 1987 Revenues Bonds Fund did not receive revenues as of September 2014.

The Enterprise Funds had total revenues of **$9,365,895** as of end of September 2014. The Enterprise Funds comprise the Water Fund, Sewer Fund, Rubbish Fund, Recreation Programs Fund, Golf Course Fund and the Enterprise Funds' Bonds.

The Internal Service Funds include such funds as the Equipment Rental Fund, Central Duplicating Fund, Worker's Compensation Fund, and the General Liability Insurance Fund. These funds account for goods and services provided to other departments. The total revenue for these funds as of end of September 2014 was **$1,020,297**.

The General Fund actual revenue collection of **13%** was less than the prorated amount of **25%**. Consistent with the prior year amount, the revenue percentage will significantly increase during the second half of the fiscal year when the City receives bulk of the General Fund revenues.

Expenditures Chart



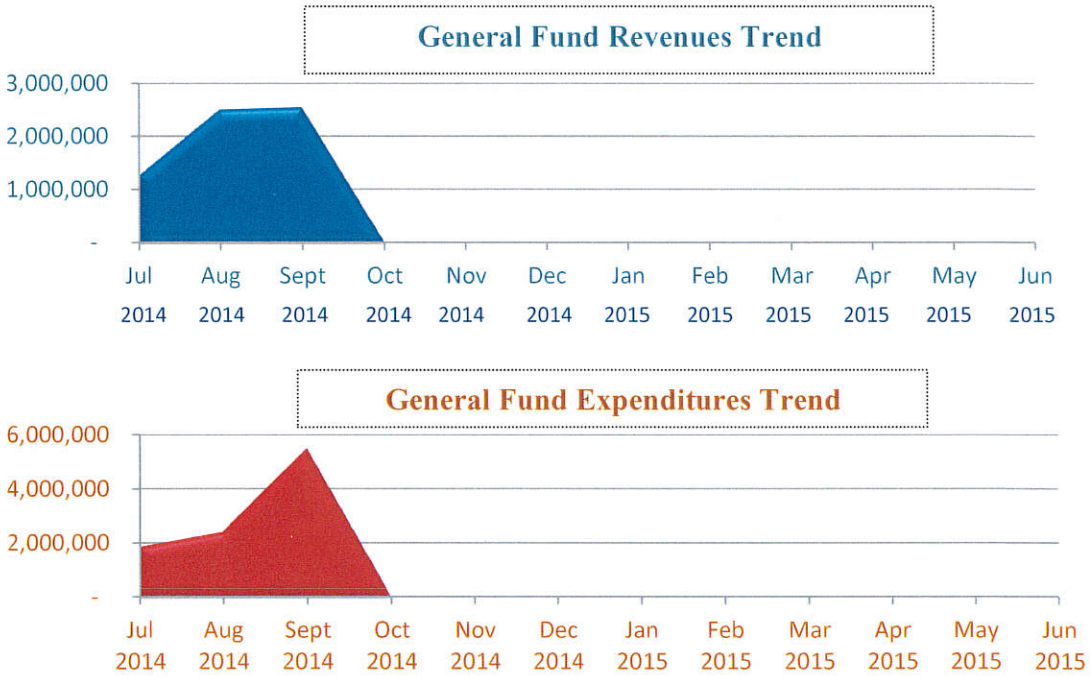
EXPENDITURES

The Expenditure Summary in **Appendix D** shows General Fund expenditures of **$9.64 million** as of the end of September 2014, Special Revenue Funds expenditure of **$8.24 million**, Successor Agency Funds expenditure of **$11.03 million**, Debt Service Funds expenditure of **$1.49 million**, Enterprise Funds expenditure of **$6.73 million**, and Internal Service Funds expenditure of **$1.37 million**. Also, the "**Costs by Department**" reports (**Appendix E and Appendix F**) provide summary of departmental expenditures for the First Quarter ended September 2014 and percentages of the total expenditures compared to the budgeted amounts.

As shown in **Appendices E and F,** the total of each department's expenditure was within the **25%** prorated amount as of the end of September 2014. Also, the percentages spent by the departments regarding expense line items were within the 25% prorated amounts. However, the Fire Department has spent **58%** (**$519,079**) of its fiscal year overtime budget of **$900,000**.

REVENUES AND EXPENDITURES TREND – GENERAL FUND

Analysis of the trend of General Fund revenues and expenditures indicated that General Fund total revenue collections as of September 30, 2014 was less than the operating expenditures by **$3.38 million**. The graphs of the monthly revenue collections and actual expenditures are shown below.



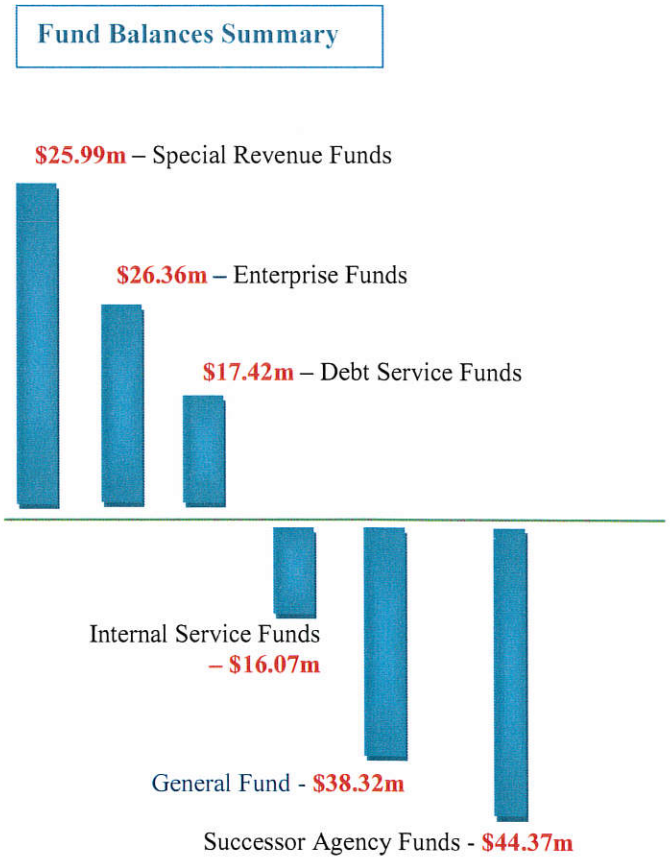
ISSUANCE OF TRANS TO BRIDGE THE CASH FLOW GAP

The City issued a **$12.21 million Tax and Revenue Anticipation Notes (TRANS)** with net proceeds of **$12.00 million** to provide cash for financing General Fund operations for the first half of the fiscal year. As in prior years, the months of July 2014 through December 2014 will experience lesser revenue collections compared to the revenues of the second half of the fiscal year. The City will utilize proceeds of the TRANS to remain current in paying its monthly bills during the first half of the fiscal year. The TRANS will be repaid (principal and interest) in **June 2015** utilizing the General Fund secured revenues accumulated in a lock-box from July 2014 to May 2015.

#9.

FUND BALANCES

The Fund Balances Summary Report in **Appendix G** provides the fund balances of each of the major funds as of September 30, 2014. Following completion of the audit of the 2012 financial statements, the fund balance of the Successor Agency was converted to reflect the business-type accounting method incorporating the bond liabilities and assets hitherto treated under the fund accounting method. This treatment is in line with requirements of **AB X1 26**. The General Fund balance was adjusted based on recommendations of the Independent Auditors to write back excess contributions made by the General Fund Departments to the Internal Service Funds.



Based on the above, the General Fund had accumulated deficit fund balance of **$38.32 million** as of September 30, 2014. The Special Revenue Funds had a cumulative fund balance of **$25.99 million**. The total ending fund balance of Successor Agency Funds was negative **$44.37 million**, the Debt Service Funds balance was **$17.42 million**, the Enterprise Funds balance was **$26.36 million**, and the Internal Service Funds had a combined deficit fund balance of **$16.07 million**.

The fund balances shown above represent cumulative amounts reflecting the audited balances as of June 30, 2012 plus or less fiscal year surpluses / deficits from fiscal year 2012/2013 to date. Therefore, the General Fund deficit balance of **$38.32 million** as of September 2014 included the audited cumulative deficit of **$37.91 million** as of June 30, 2012 less the temporary net deficit of **$0.41 million** recorded from fiscal year 2012/2013 to September 30, 2014.

Inter-fund Repayment Plan:
On December 20, 2011, the City Council approved Resolution No. **23,447** delineating a 20-year repayment schedule to enable the General Fund erase the prior years' accumulated deficit and to repay the amounts owed to other Funds. On July 17, 2014, the City Council approved (with Resolution No. **23,970**) a revised plan which reduced the repayment period from 20 years to 15 years in line with recommendations of the City's Independent Auditors. The repayment plan entailed that there will be surplus in General Fund (actual revenues will be higher than expenditures) during each of the next 15 fiscal years thereby reducing the accumulated deficit and providing cash for the General Fund to repay the amounts owed to other Funds. For the 2014-2015 fiscal year, the repayment amount in accordance with the approved plan is **$1.3 million.**

Repayment of Park Properties - $5,328,000:
As contained in Council Resolution No. **23,970**, the amount owed to other funds included the amount of **$5,328,000** for Park properties purchased by the City from the City's former Community Redevelopment Agency (**CRA**) for which the City did not have enough funds to make the payment. Sequel to the dissolution of CRA and establishment of Successor Housing Agency, the City notified the State Department of Finance (DOF) about the repayment plan detailed in Council Resolution No. **23,970**. Subsequently, the City notified the DOF of its intention to pay the $5,328,000 within 5 years.

General Liability Insurance Fund:
In 2011, the City Council approved with Resolution No. **23,323** (dated **5/24/2011)** that the City's former Community Redevelopment Agency (CRA) should repay the amount of **$7.7 million** owed to the General Liability Insurance Fund. The amount represents CRA's share of general liability claims paid on behalf of the Agency by the General Liability Insurance Fund. The Agency did not pay its share of the liability claims since 1987. The City Council had earlier directed in 1991 (with Resolution No. **16,651** of **7/23/1991)** that the Agency should pay the accumulated liability claims when the Agency has enough funds. Pursuant to the 2011 Council Resolution No. **23,323**, the Agency repaid a total amount of **$3.1 million** prior to the dissolution of CRA. This amount of **$3.1million** for General Liability claims and **$2.4 million** for other expense reimbursements made by the Agency to the City are under review by the DOF to determine if the reimbursements (totaling **$5.5million**) should be refunded back to the Agency. DOF indicated that the repayments were made to the City within one year prior to Assembly Bill **AB X1 26**. The law that disbanded CRA (**AB X1 26**) came into effect in January 2012 after the payments were made by CRA. Further, the general liability claims occurred over the past several years starting from 1987, before **AB X1 26** came into effect. However, in line with DOF stance in other Cities, the above two payments (amounting to **$5.5 million**) made by CRA prior to **AB X1 26** were being reviewed / questioned by the DOF.

Department of Finance (DOF) Review of amount Due from Successor Agency to Successor Housing Agency - $5,589,180:
The DOF is also reviewing the amount of **$5,589,180** due from the City of Compton Successor Agency (formerly Community Redevelopment Agency) to the City of Compton Successor Housing Agency (formerly Low / Moderate Income Housing Fund). The City of Compton Successor Agency will repay the **$5,589,180** owed to the City of Compton Successor Housing Agency by incorporating the amount in its Recognized Obligation Payment Schedule (ROPS). In its correspondence, the DOF validated and accepted the total amount of **$5,045,007** out of the **$5,589,189** owed. The Successor Agency will have to provide further documents to enable the DOF validate the remaining amount of **$544,173**. The City Council has elected to manage the projects and operations of the Successor Housing Agency.

Status of Clearance of HUD Audit Issues - $2.85 million:
The Successor Agency is also in the process of resolving the amount of **$2.85 million** with HUD. The amount mainly relates to HOME projects and expenditures from 1997 to 2010 for which HUD required supporting documentation.

Internal Revenue Service Completed its Audit:
The Internal Revenue Service (IRS) completed its audit of the payments made by the City to its various vendors, contractors, and temporary service providers as well as salary payments made to the City's employees and Council members. The review covered tax years 2011 and 2012 and lasted for about 18 months. The IRS final report indicated that the City only had to remit the total amount of **$45,148** to IRS representing Medicare withholding tax for City employees and Council members. The withholding tax was paid on **8/25/2014** as stipulated by IRS to ensure that the audit was officially closed. The Medicare withholding tax expenditure is budgeted as a line item in the City's approved budget.

APPENDICES

The following detailed schedules are included in this Financial Report as appendices:

1) **Revenues Summary (Appendix A) –** showing total budgeted revenues for the fiscal year 2014-2015, the actual revenues collected for the month of September 2014, the cumulative collections for the period ended September 30, 2014, and percentages of the actual collections compared to the budgeted amounts. These amounts are summarized based on the six major fund classifications.

2) **General Fund Revenues (Appendix B)** - this schedule provides detailed classification of revenue collections posted to the General Fund.

3) **Enterprise Funds Revenues (Appendix C)** – the schedule provides details of revenue receipts for Water, Rubbish, Sewer, Recreation Programs and Golf Course Funds.

4) **Expenditures Summary (Appendix D) –** this shows the budgeted expenditures for the 2014-2015 fiscal year, the actual expenditures for the month of September 2014, the cumulative expenditures for the period ended September 30, 2014, and the percentages of the cumulative expenditures compared to the budgeted amounts.

5) **Costs By Department (Appendix E and Appendix F) –** show total expenditures by Department as of the end of September 2014, for General Fund (**Appendix E**) and for the entire City (**Appendix F**).

6) **Summary of Fund Balances – Major Funds (Appendix G)** – the focus of this schedule is to show the fund balances (unaudited) of the major funds of the City as of the end of September 2014.

7) **Budget Comparison (Appendix H) –** shows the summary of revenues compared to total budget based on the major budget categories.

8) **Grants Appropriation Balances (Appendix I) –** indicates the Grant fund appropriations not yet spent as of September 2014.

RECOMMENDATION

It is recommended that the Honorable Mayor and City Council receive and file the Financial Report for the fiscal year ended September 30, 2014.

Thank you.

G. HAROLD DUFFEY,
CITY MANAGER

STEPHEN AJOBIEWE,
CITY CONTROLLER

Appendix A

Revenues Summary

Account Number	Fund Name	Original Budget FY 2014-2015	Adjusted Budget FY 2014-2015	Actual September 2014	Actual Year-To-Date 09/30/2014	Percentage Collection
General Fund						
1001	General Fund	$ 48,558,341	$ 49,196,226	$ 2,533,784	$ 6,256,268	13%
1003	Hazardous Materials Fund	180,000	180,000	-	-	0%
	Subtotal	48,738,341	49,376,226	2,533,784	6,256,268	13%
Special Revenue Funds						
2100	Retirement Fund	19,438,665	19,439,780	120,783	120,783	1%
2502	Street Lighting City Wide	4,207,331	4,207,331	-	-	0%
2820	Local Housing Authority	10,129,603	10,129,603	677,683	1,588,762	16%
	All others	20,068,169	22,137,254	834,145	1,401,131	6%
	Subtotal	53,843,768	55,913,968	1,632,611	3,110,676	6%
Successor Agency Funds						
1201	Successor Agency - Admin Fund	15,327,308	16,147,564	37,924	142,737	1%
1205	Successor Agency - Low Cost Housing	-	-	-	98	N/A
3002	Successor Agency - Tax Alloc. Bond	5,800,000	5,800,000	-	-	0%
3070	Successor Agency -2010A Bond	18,012,197	19,712,197	-	-	0%
3080	Successor Agency - 2010B Bond	9,341,963	9,354,834	-	-	0%
3090	Successor Agency - 2010C Bond	5,801,805	5,801,805	-	-	0%
	Subtotal	54,283,273	56,816,400	37,924	142,835	0%
Debt Service Funds						
3030	Revenue Bonds 2008	3,520,085	3,629,299	-	-	0%
9203	Revenue Bonds 1987	84,950	84,950	-	-	0%
	Subtotal	3,605,035	3,714,249	-	-	0%
Enterprise Funds						
5000	Water Fund	16,140,593	16,722,431	1,021,465	3,454,417	21%
5001	Richland Farms	-	-	-	35	N/A
5003	Water Bond Fund 2009	15,045,000	15,045,000	302,724	907,933	6%
5100	Rubbish Fund	11,313,770	11,313,770	1,833,638	4,401,798	39%
5116	Sewer Fund	934,170	934,170	-	-	0%
5117	Sewer Bond Series 2009	10,808,786	10,808,786	199,336	586,719	5%
5200	Golf Course	78,500	78,500	4,424	14,377	18%
5300	Recreation Programs	24,000	24,000	-	616	3%
	Subtotal	54,344,819	54,926,657	3,361,587	9,365,895	17%
Internal Service Funds						
6000	Equipment Rental	1,649,110	1,687,110	187,282	553,332	33%
6200	Central Duplicating	278,000	278,000	-	40,299	14%
6300	Worker's Compensation	2,445,982	2,445,982	168,685	426,666	17%
6400	Liablility Insurance Fund	2,283,557	2,283,557	-	-	0%
	Subtotal	6,656,649	6,694,649	355,967	1,020,297	15%
	Grand Total	**$ 221,471,885**	**$ 227,442,149**	**$ 7,921,873**	**$ 19,895,971**	9%

Appendix B

General Fund Revenues

Code	General Fund	Original Budget FY 2014-2015	Adjusted Budget FY 2014-2015	Actual September 2014	Actual Year-To-Date 09/30/2014	Percentage Collection
	Property Taxes					
3010	Property Taxes Current	3,278,239	3,278,239	-	-	0%
3020	Property Taxes Unsecured	9,731	9,731	-	-	0%
3030	Prior Year-Secured	575,000	575,000	-	-	0%
3040	Prior Year-Unsecured	26	26	-	-	0%
3060	Aircraft	21,963	21,963	-	-	0%
	Subtotal	**3,884,959**	**3,884,959**	**-**	**-**	0%
	Sales and Use Taxes					
3110	Sales and Use Taxes	7,550,000	7,550,000	-	-	0%
3111	Sales and Use Taxes -PSAF	259,161	259,161	24,047	24,047	9%
	Subtotal	**7,809,161**	**7,809,161**	**24,047**	**24,047**	0%
	Franchise and Utility Users Taxes					
3121	Gas Franchise	303,432	303,432	-	-	0%
3122	Electric Franchise	299,320	299,320	-	-	0%
3124	Other Water Franchise	7,210	7,210	-	-	0%
3125	Rubbish Franchise	1,055,488	1,055,488	61,228	159,349	15%
3126	Other Franchise	185,285	185,285	-	3,531	2%
3127	Towing Franchise	12,165	12,165	-	666	5%
3140	Transient Occupancy	137,915	137,915	10,355	11,799	9%
3150	Property Transfer Fee	168,912	168,912	-	26,766	16%
3160	Telephone Users	1,595,604	1,595,604	131,142	337,053	21%
3161	Gas Users	1,578,539	1,578,539	146,589	273,870	17%
3162	Electric Users	4,948,116	4,948,116	549,340	1,088,792	22%
3163	City Water Users	1,439,964	1,439,964	135,572	403,618	28%
3164	Other Water Users	539,501	539,501	102,530	124,073	23%
3165	Cellular Phone Users	2,577,772	2,577,772	232,089	460,824	18%
	Subtotal	**14,849,223**	**14,849,223**	**1,368,845**	**2,890,341**	19%
	License and Permits					
3201	Film Permits	-	-	2,000	2,000	N/A
3210	Building Permits	501,213	501,213	31,853	147,987	30%
3220	Plumbing Permits	69,270	69,270	2,629	11,671	17%
4242	Electrical Permits	75,855	75,855	4,242	16,869	22%
3240	Other Contruction Permits	110,444	110,444	6,773	24,972	23%
3242	Economic Enterprise Zone	55,294	55,294	10,935	10,980	20%
3243	Tobacco Permit	56,769	56,769	5,200	14,525	26%
3245	Business License	1,413,029	1,413,029	129,050	515,555	36%
3246	Business License Rental	82,276	82,276	3,710	27,726	34%
3248	Revenue License Fee-Casino	1,900,000	1,900,000	204,135	399,548	21%
3250	Certificate of Occupancy	47,193	47,193	4,085	10,924	23%
3264	Burglar Alarm Permit	9,017	9,017	4,190	9,250	103%
3265	Fire Permit Fee	150,851	150,851	15,128	58,372	39%
3266	Tank Removal Over/Haul	36,478	36,478	4,044	8,321	23%
3267	Blue Line Farmers Market	900	900	-	-	0%
3268	Expedited Planning Service	-	-	2,078	2,993	N/A
3275	Conditional Use Variance	20,477	20,477	2,500	9,250	45%
3280	Miscellaneous Licenses	77,548	77,548	12,065	32,987	43%
	Subtotal	**$ 4,606,614**	**$ 4,606,614**	**$ 444,615**	**$ 1,303,930**	28%

General Fund	Original Budget FY 2014-2015	Adjusted Budget FY 2014-2015	Actual September 2014	Actual Year-To-Date 9/30/2014	Percentage Collection
Fines, Forfeitures and Permits					
3315 Parking Citations	1,136,793	1,136,793	87,007	248,347	22%
3320 Other Court Fees	259,052	259,052	40,389	59,349	23%
3321 Vehicle Impound	31,896	31,896	50	3,750	12%
3332 False Alarm Program	20	20	-	-	0%
3340 Forfeitures and Penalties	45	45	-	-	0%
3350 Census Grant Revenue	-	-	-	-	N/A
Subtotal	**1,427,806**	**1,427,806**	**127,446**	**311,446**	22%
Use of Money and Property					
3410 Interest Income	15,236	15,236	-	-	0%
3420 Rents & Concessions	89,400	89,400	5,392	21,135	24%
3421 Rents and Concessions Comm	1,226	1,226	-	-	0%
3425 Rents & Concessions-Bullis Rd	75,444	75,444	5,316	14,324	19%
3428 Rents & Concessions-Bullis Rd	-	-	-	-	N/A
Subtotal	**181,306**	**181,306**	**10,708**	**35,459**	20%
Revenues from Other Agencies					
3511 Motor Vehicle License	8,212,071	8,212,071	-	-	0%
3521 State Homeowners Prior Year	20,933	20,933	-	-	0%
3569 Other State Grant	-	-	90	90	N/A
3570 Court Subpeona Reimbursements	2,960	2,960	225	255	9%
Subtotal	**8,235,964**	**8,235,964**	**315**	**345**	0%
Charges From Current Services					
3602 Current Services Provided-Water	4,300,000	4,300,000	358,333	1,075,000	25%
3603 Current Services Provided-CRA	75,000	75,000	-	-	0%
3610 Environmental Review	20,824	20,824	5,000	11,600	56%
3612 Subdivision Fees	1,075	1,075	500	1,250	116%
3615 Sale of Maps and Publications	225	225	25	25	11%
3616 Banner Processing Fees	2,525	2,525	-	1,350	53%
3617 Other Filing & Certificates	1,200	1,200	-	-	0%
3618 City Provided Medical	1,125,863	1,125,863	113,229	223,676	20%
3621 Record Sealing Fees	41	41	-	-	N/A
3622 Special Police Department	-	-	-	-	N/A
3623 Special Fire Department	4,315	4,315	365	625	14%
3630 EMS Subscriptions	50	50	-	-	N/A
3633 Quimby Act Fees	-	-	-	-	N/A
3640 Plan Checking Fees	539,874	539,874	28,487	81,679	15%
3641 Administration Fee-Payroll	192	192	113	336	175%
3662 Nuisance Abatement	-	-	-	-	N/A
3665 Weed & Lot Abatement	135	135	-	-	0%
3666 Substandard Abatement	365,448	365,448	17,786	48,041	13%
3670 Refuse Collection Charges	6,265	6,265	-	-	0%
3684 Advertisement Charges	281,616	281,616	16,000	48,000	17%
3700 Swim & Slide Pool Collections	9,415	9,415	616	10,326	110%
3712 Cleaning Deposit	-	-	-	-	N/A
3721 P&R Room Rentals	6,565	6,565	2,220	11,962	182%
3842 Other Penalties-Returned Check	200	200	-	60	30%
3848 Miscellaneous - Water	-	-	-	-	N/A
3870 Collection Fees	-	-	-	-	N/A
3881 Reproduction Charge	11,814	11,814	910	3,468	29%
3884 Administration Fee	-	-	-	-	N/A
3890 Misc Charges for Current Services	26,280	26,280	3,200	8,752	33%
Subtotal	**6,778,922**	**6,778,922**	**546,783**	**1,526,150**	23%

General Fund	Original Budget FY 2014-2015	Adjusted Budget FY 2014-2015	Actual September 2014	Actual Year-To-Date 9/30/2014	Percentage Collection
Others					
3910 Sale of Real or Personal Prop	-	-	-	-	N/A
3920 Contribution From Other Funds(Crossing Guard)	114,222	114,222	-	-	0%
3959 Overage / Shortage	-	-	(9)	(19)	N/A
3565 Other Federal Grant - Fire Department	-	-	-	-	N/A
3571 Legal Recovery	534,514	534,514	90	68,334	13%
3980 Miscellaneous Revenue	135,000	135,000	10,944	96,235	71%
3982 Public Works Misc Revenue	650	650	-	-	0%
3989 Continued Appropriation - Prior Year Open P.Os	-	637,885	-	-	N/A
Subtotal	**784,386**	**1,422,271**	**11,025**	**164,550**	12%
TOTAL GENERAL FUND	**48,558,341**	**49,196,226**	**2,533,784**	**6,256,268**	13%

Appendix C

Enterprise Funds Revenues

Enterprise Fund	Original Budget FY 2014-2015	Adjusted Budget FY 2014-2015	Actual September 2014	Actual Year-To-Date 09/30/2014	Percentage Collection
Water					
3801 Residential Revenue	$ 11,560,000	$ 11,560,000	$ 628,186	$ 2,307,364	20%
3802 Commercial Revenue	2,000,000	2,000,000	191,830	558,452	28%
3803 Industrial Revenue	645,494	645,494	61,510	183,862	28%
3805 City Dept to be Billed	350,000	350,000	7,576	23,698	7%
3806 Other Government Agencies	695,400	695,400	99,580	291,752	42%
3807 Private Fire Protection	65,836	65,836	6,262	19,046	29%
3821 Residential Connections	-	-	-	-	N/A
3822 Commercial Connections	-	-	-	-	N/A
3828 Other Emergency Connections	-	-	-	-	N/A
3833 Contrib for Install of Service	-	-	1,660	4,980	N/A
3841 Turn on Charges	114,933	114,933	15,155	40,460	35%
3842 Other Penalties-Returned Check	35	35	-	-	N/A
3843 Resetting Meters	15,146	15,146	1,200	3,940	26%
3848 Miscellaneous Water Revenue	3,000	3,000	625	725	24%
3870 Collection Fess	-	-	-	-	N/A
3890 Misc. Charges For Current Services	38,907	38,907	5,036	14,900	38%
3892 Scrap Metal Sale	-	-	200	200	N/A
3980 Miscellaneous Revenue	10,000	10,000	2,645	5,038	50%
3989 Continued Appropriation - Prior Year P.Os	-	581,838	-	-	
3990 Surplus of Prior Year	641,842	641,842	-	-	N/A
Subtotal	16,140,593	16,722,431	1,021,465	3,454,417	21%
Richland Farms					
3130 Richland Farm Spec Assessment	-	-	-	35	N/A
Subtotal	-	-	-	35	N/A
Water Bond Fund 2009					
3410 Interset Income	50	50	-	-	0%
3808 Water Capital Project Revenue	4,000,000	4,000,000	302,724	907,933	23%
3970 Revenue From Prior Years	11,044,950	11,044,950	-	-	0%
3989 Continued Appropriation - Prior Year's P.Os	-	-	-	-	N/A
Subtotal	15,045,000	15,045,000	302,724	907,933	6%
Rubbish Fund					
3410 Interest Income	1	1	-	-	0%
3670 Refuse Collection Charges	10,554,880	10,554,880	1,771,482	4,239,041	40%
3722 Residential Bin Service	52,733	52,733	7,497	14,435	27%
3884 Administration Fees	318,540	318,540	22,486	44,972	14%
3941 Principal & Interest - Hub City Contribution	163,495	163,495	11,034	22,067	13%
3942 Other Revenue	-	-	-	-	N/A
3980 Miscellaneous Rev	224,121	224,121	21,139	81,283	36%
3989 Continued Appropriation - Prio Year's P.Os	-	-	-	-	N/A
Subtotal	$ 11,313,770	$ 11,313,770	$ 1,833,638	$ 4,401,798	39%

Enterprise Fund	Original Budget FY 2014-2015	Adjusted Budget FY 2014-2015	Actual September 2014	Actual Year-To-Date 09/30/2014	Percentage Collection
Sewer					
3410 Interest Income	$ 870	$ 870	$ -	$ -	0%
3761 Assessments	933,300	933,300	-	-	0%
3989 Continued Appropriation - Prior Year P.Os	-	-	-	-	N/A
Subtotal	934,170	934,170	-	-	0%
Sewer Bond Series 2009					
3410 Interest Income	120	120	-	-	0%
3809 Sewer Capital	1,875,018	1,875,018	199,336	586,719	31%
3970 Revenue From Prior Year	8,933,648	8,933,648	-	-	0%
3989 Continued Appropriation - Prior Year P.Os	-	-	-	-	N/A
Subtotal	10,808,786	10,808,786	199,336	586,719	5%
Golf Course					
3710 Golf Fees	78,500	78,500	4,424	14,377	18%
Subtotal	78,500	78,500	4,424	14,377	18%
Recreation Programs					
3740 Recreation Program Charges	24,000	24,000	-	616	3%
3989 Continued Appropriation - Prior Year P.Os	-	-	-	-	N/A
Subtotal	24,000	24,000	-	616	3%
Grand Total	**$ 54,344,819**	**$ 54,926,657**	**$ 3,361,587**	**$ 9,365,895**	17%

Appendix D

Expenditures Summary

Account Number	Fund Name	Original Budget FY 2014-2015	Adjusted Budget FY 2014-2015	Actual September 2014	Actual Year-To-Date 09/30/2014	Percentage Spent
General Fund						
1001	General Fund	$ 53,035,986	$ 53,673,871	$ 5,454,290	$ 9,400,344	18%
1003	Hazardous Materials Fund	180,000	180,000	1,947	29,352	16%
3015	General Fund TRANS	-	-	-	210,000	N/A
	Subtotal	53,215,986	53,853,871	5,456,237	9,639,696	18%
Special Revenue Funds						
2100	Retirement Fund	16,725,167	16,726,282	573,484	2,735,569	16%
2502	Street Lighting City Wide	4,207,331	4,207,331	640,770	1,202,628	29%
2820	Local Housing Authority	10,129,603	10,129,603	792,619	2,413,453	24%
	All others	22,137,698	24,244,783	807,396	1,893,202	8%
	Subtotal	53,199,799	55,307,999	2,814,269	8,244,852	15%
Successor Agency Funds						
1201	Successor Agency - Admin Fund	15,327,308	16,147,564	10,307	23,315	0%
1205	Successor Agency - Low Cost Housing	-	-	-		N/A
3002	Successor Agency - Tax Alloc. Bond	5,800,000	5,800,000	5,800,000	5,800,000	100%
3070	Successor Agency -2010A Bond	18,012,197	19,712,197	1,868,976	1,882,630	10%
3080	Successor Agency - 2010B Bond	9,341,963	9,354,834	1,491,956	1,507,393	16%
3090	Successor Agency - 2010C Bond	5,801,805	5,801,805	1,819,353	1,819,353	31%
	Subtotal	54,283,273	56,816,400	10,990,592	11,032,691	19%
Debt Service Funds						
3030	Revenue Bonds 2008	3,520,086	3,629,300	1,468,603	1,470,025	41%
9203	Revenue Bonds 1987	84,950	84,950	3,050	15,250	18%
	Subtotal	3,605,036	3,714,250	1,471,653	1,485,275	40%
Enterprise Funds						
5000	Water Fund	16,140,593	16,722,431	1,074,770	2,422,958	14%
5001	Richland Farms	-	-	-	-	N/A
5003	Water Bond Fund 2009	15,045,000	15,045,000	1,944,894	1,950,799	13%
5100	Rubbish Fund	11,313,770	11,313,770	620,559	1,645,179	15%
5116	Sewer Fund	934,170	934,170	141,134	154,402	17%
5117	Sewer Bond Series 2009	10,808,786	10,808,786	530,408	547,311	5%
5200	Golf Course	78,500	78,500	7,000	7,000	9%
5300	Recreation Programs	24,000	24,000	-	-	0%
	Subtotal	54,344,819	54,926,657	4,318,765	6,727,649	12%
Internal Service Funds						
6000	Equipment Rental	1,649,110	1,649,110	72,267	153,029	9%
6200	Central Duplicating	278,000	278,000	4,045	22,404	8%
6300	Worker's Compensation	2,445,982	2,445,982	16,424	292,506	12%
6400	Liablility Insurance Fund	2,283,557	2,283,557	342,606	898,358	39%
	Subtotal	6,656,649	6,656,649	435,342	1,366,297	21%
	Grand Total	**$ 225,305,562**	**$ 231,275,826**	**$ 25,486,858**	**$ 38,496,460**	**17%**

Appendix E

Costs by Department - General Fund Only
As of September 30, 2014

Department Name	Dept No	Original Budget FY 2014-2015	Adjusted Budget FY 2014-2015	Actual Year-To-Date 09/30/2014	Percentage Spent
City Council/ Mayor	40	$ 894,564	$ 894,564	$ 154,452	17%
City Attorney	42	1,822,351	1,860,251	295,647	16%
City Treasurer	44	507,019	507,019	109,133	22%
City Clerk	47	948,293	948,293	90,011	9%
Elections	48	242,500	242,500	-	0%
City Manager	51	2,792,004	2,960,771	535,189	18%
Personnel Dept	56	858,039	858,039	95,483	11%
General Services	60	3,210,335	3,212,222	705,053	22%
Non-Departmental	61	3,760,697	3,782,741	2,107	0%
City Controller	65	1,697,516	1,909,767	311,844	16%
Los Angeles County Sheriff	68	19,000,000	19,000,000	3,248,502	17%
Fire	69	10,593,023	10,593,023	2,666,290	25%
Building & Safety Dept	77	3,413,544	3,413,544	452,495	13%
Planning & Economic Dev.	78	661,755	856,791	114,791	13%
Careerlink	81	296,797	296,797	63,905	22%
Parks & Recreation	84	2,337,549	2,337,549	555,442	24%
Total		$ 53,035,986	$ 53,673,871	$ 9,400,344	18%

Appendix F

Costs by Department - All Funds
As of September 30, 2014

Department Name	Dept No	Original Budget FY 2014-2015	Adjusted Budget FY 2014-2015	Actual Year-To-Date 09/30/2014	Percentage Spent
City Council/ Mayor	40	$ 1,290,671	$ 1,290,671	$ 222,388	17%
City Attorney	42	7,174,219	7,224,919	1,562,451	22%
City Treasurer	44	769,867	769,867	150,438	20%
City Clerk	47	1,191,203	1,191,203	150,148	13%
Elections	48	242,500	242,500	-	0%
City Manager	51	6,154,513	6,501,015	1,381,289	21%
Personnel Dept	56	1,443,839	1,443,839	117,531	8%
General Services	60	5,906,818	5,908,705	1,008,304	17%
Non-Departmental	61	12,153,465	12,176,624	2,135,419	18%
City Controller	65	2,438,352	2,650,603	409,168	15%
Los Angeles County Sheriff	68	19,000,000	19,040,597	3,248,502	17%
Fire	69	17,146,437	17,255,651	3,804,659	22%
Public Works- Engineering	71	19,485,676	20,408,209	1,171,816	6%
Public Works - Street Maintenance	72	11,188,045	11,300,784	1,977,655	18%
Building & Safety Dept	77	4,243,812	4,325,084	605,032	14%
Planning & Economic Dev.	78	2,781,286	3,466,321	141,106	4%
Local Housing Authority	79	10,129,603	10,129,603	2,413,453	24%
Careerlink	81	448,006	448,006	88,847	20%
Parks & Recreation	84	4,533,828	4,778,526	850,286	18%
Water Dept	85-90	43,285,150	43,890,258	6,022,266	14%
Successor Agency	91	54,298,272	56,832,841	11,035,702	19%
Total		$ 225,305,562	$ 231,275,826	$ 38,496,460	17%

Appendix G

Summary of Fund Balances - Major Funds Period Ended September 30, 2014		
Fund Name		Unaudited Balance 09/30/2014
General Fund		
1001	General Fund	$ (38,236,328)
1003	Hazardous Materials Fund	(86,785)
	Subtotal	(38,323,113)
Special Revenue Funds		
2100	Retirement Fund	20,186,950
2502	Street Lighting City Wide	(2,536,354)
2820	Local Housing Authority	(248,991)
	All others	8,585,565
	Subtotal	25,987,170
Successor Agency Funds		
1201	Successor Agency - Administrative Fee Fund	(19,269,927)
1205	Successor Agency - Low Cost Housing	8,886,800
3002	Successor Agency - Tax Allocation Bond	(26,252,847)
3070	Successor Agency - Bonds Series 2010A	21,317,837
3080	Successor Agency - Bonds Series 2010B	(12,896,695)
3090	Successor Agency -Bond Series 2010C	(16,150,664)
	Subtotal	(44,365,496)
Debt Service Funds		
3030	Revenue Bonds 2008	17,452,218
9203	Revenue Bonds 1987	(34,203)
	Subtotal	17,418,015
Enterprise Funds		
5000	Water - Main Fund	16,829,543
5001	Water - Richland Farms	234,701
5003	Water - 2009 Bond Fund	1,508,070
5010	Water - Self Ins. Trust	50,093
5100	Rubbish Fund	1,335,933
5116	Sewer Fund	2,348,130
5117	Sewer Bond Series 2009	4,372,562
5118	Sewer Administration Fund	(535,789)
5200	Golf Course	162,804
5300	Recreation Programs	56,935
	Subtotal	26,362,982
Internal Service Funds		
6000	Equipment Rental	1,242,799
6200	Central Duplicating	(237,739)
6300	Worker's Compensation	(6,363,409)
6400	Liablility Insurance Fund	(10,708,125)
	Subtotal	$ (16,066,474)

Appendix H

Budget Comparison FY 2014-2015 Revenues For The Period Ended September 30, 2014				
	Original Budget FY 2014-2015	Adjusted Budget FY 2014-2015	Actual Year-To-Date Revenues	Percentage of Collection
General Fund	$ 48,738,341	$ 49,376,226	$ 6,256,268	13%
Special Revenue Funds	53,843,768	55,913,968	3,110,676	6%
Successor Agency Funds	54,283,273	56,816,400	142,835	0%
Debt Service Funds	3,605,035	3,714,249	-	0%
Enterprise Funds	54,344,819	54,926,657	9,365,895	17%
Internal Services Funds	6,656,649	6,694,649	1,020,297	15%
	$ 221,471,885	**$ 227,442,149**	**$ 19,895,971**	**9%**

#9.

Appendix I

Grants Appropriation Balances Amount of Budget Appropriations Not Yet Spent as of September 30, 2014		
Fund No.	**Description**	**Unspent Appropriation**
1061	JAG Grant	$ 81,285
1062	JAG Grant 2010	21,139
1063	JAG Grant - 2011	19,625
1064	JAG Grant - 2012	114,909
1066	JAG Grant - 2013	77,721
1067	State and Community Correction Grant	216,721
1518	DOT Community Improvement Project Grant	569,035
1520	MTA Transportation Improvement Grant	2,476,675
1521	Local Street and Roads Improvement Grant	498,258
1523	Rosecrans Traffic Signal Upgrade	680,105
1525	CAL Fire Grant	100,000
1674	Neighborhood Stabilization NSP 1 Grant	544,992
1900	Proposition C	4,478,070
2000	Proposition A	1,803,055
2624	EPA Water Storage Tank Project - 2009	731,201
2625	Air Quality Management / Clean Air Act	86,566
2655	CA Beverage Container Recycle Grant	23,949
2672	Used Oil Payment Program OPP1 Grant	27,309
2674	Tree Planting Grant	4,997
2677	LA County Leuders Park Grant	116,012
2799	Compton Creek Regional BikeTrail	495,000
2800	Community Development Block Grant	1,218,142
2805	HOME Program Grant	442,633
2818	Section 108	38,830
	Total Unspent Grants Appropriations as of September 30, 2014	**$ 14,784,944**

ATTACHMENT

II

June 30, 2014

GENERAL FUND

BALANCE

August 31, 2014

TO: THE HONORABLE MAYOR AND COUNCIL MEMBERS

FROM: CITY MANAGER

BY: CITY CONTROLLER

SUBJECT: FINANCIAL REPORT – FISCAL YEAR ENDED JUNE 30, 2014

SUMMARY

The Financial Report for the fiscal year ended June 30, 2014 provides an overview of the City's revenues from the beginning of the 2013/2014 Fiscal Year to June 30, 2014, expenditures for the same period to June 30, 2014 and the fund balances as of June 30, 2014.

The City-wide total revenue of **$153.22 million** as of end of June 2014 represents **62%** of the adjusted City-wide revenues budget. The City-wide expenditures as of the end of June 2014 amounted to **$157.64 million,** which was **59%** of the City-wide adjusted expenditures budget. The difference of **$4.42 million** between the City-wide revenue collections and actual expenditures for the period to June 2014 represents mainly the use of accumulated fund balances.

General Fund revenues as of June 2014 amounted to **$52.33 million,** while the total of General Fund expenditures was **$50.79 million** representing surplus of revenues over expenditures of **$1.54 million**. The City collected **112%** of the General Fund adjusted revenues budget and spent **99%** of the General Fund adjusted expenditures budget as of the end of June 2014.

As indicated on page 4 of this report, the City issued a temporary financing obligation (TRANS) to finance the General Fund expenditures during the first half of the fiscal year when the City received lesser amounts of General Fund revenues.

For the second fiscal year in a row, the City recorded a fiscal year surplus in the General Fund. The Surplus for the 2013/2014 fiscal year is **$1.54 million** while the fiscal year surplus for the prior year (2012/2013) was **$1.43 million.**

Snapshot Analysis

Year-to-Date Amounts

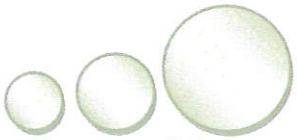
City-Wide

Revenues	$	153.22m
Expenditures		157.64m
Difference	**$**	**4.42m**

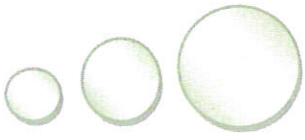
General Fund

Revenues	$	52.33m
Expenditures		50.79m
Surplus	**$**	**1.54m**

General Fund



Revenues - $52.33m

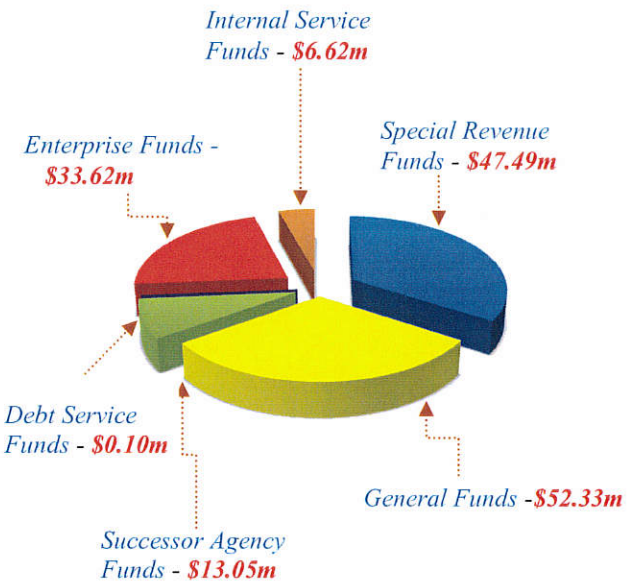


Expenditures - $50.79m

REVENUE COLLECTIONS

The General Fund total revenues from the beginning of the fiscal year to June 30, 2014 amounted to **$52,331,383**. The revenues recorded in this Fund include Property Tax, Sales Tax, Franchise Fees, Utility Users Tax, Licenses and Permit Fees, Motor Vehicle License Fee, Fines and Forfeitures, and Charges for Current Services.

Revenues Chart



The Special Revenue Funds received **$47,487,308** while the Successor Agency Funds had total revenues of **$13,052,119** as of the end of June 2014.

The Debt Service Funds, consisting of the General City's 2008 Lease Revenues Bonds Fund and the 1987 Revenues Bonds Fund had revenues of **$104,766** as of the end of June 2014.

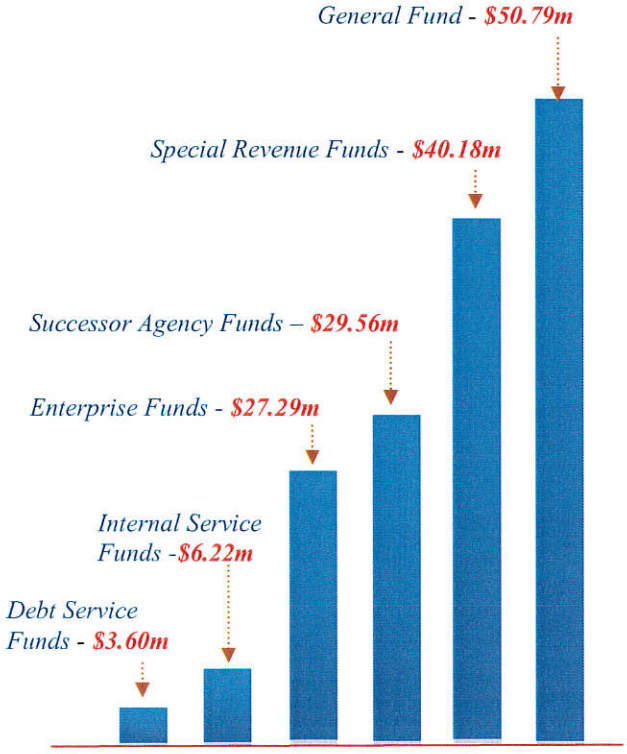
The Enterprise Funds had total revenues of **$33,622,786** as of end of June 2014. The Enterprise Funds comprise the Water Fund, Sewer Fund, Rubbish Fund, Recreation Programs Fund, Golf Course Fund and the Enterprise Funds' Bonds.

The Internal Service Funds include such funds as the Equipment Rental Fund, Central Duplicating Fund, Worker's Compensation Fund, and the General Liability Insurance Fund. These funds account for goods and services provided to other departments. The total revenue for these funds as of end of June 2014 was **$6,623,285**.

The General Fund actual revenue collection of **112%** represents **12%** above the anticipated revenue amount for the fiscal year.

EXPENDITURES

Expenditures Chart



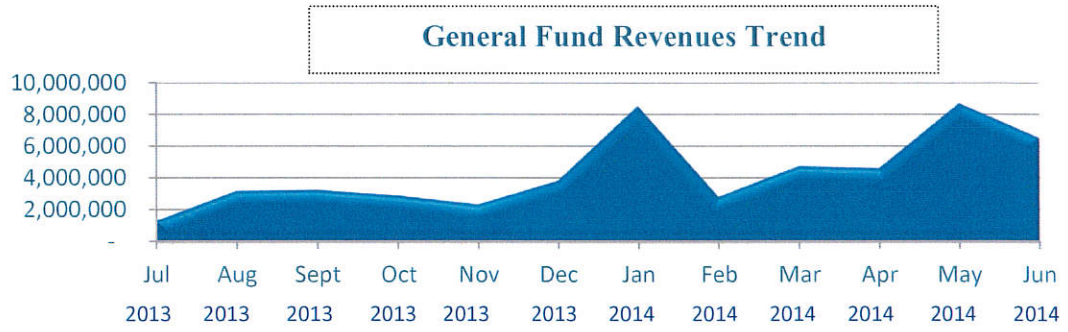
The Expenditure Summary in **Appendix D** shows General Fund expenditures of **$50.79 million** as of the end of June 2014, Special Revenue Funds expenditure of **$40.18 million**, Successor Agency Funds expenditure of **$29.56 million**, Debt Service Funds expenditure of **$3.60 million**, Enterprise Funds expenditure of **$27.29 million**, and Internal Service Funds expenditure of **$6.22 million**. Also, the "**Costs by Department**" reports (**Appendix E and Appendix F**) provide summary of departmental expenditures for the month of June 2014 and percentages of the total expenditures compared to the budgeted amounts.

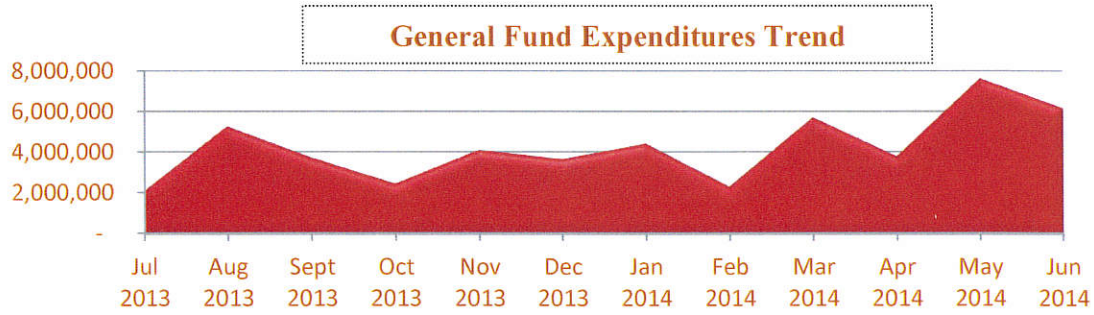
Most of the expenditure categories were below the budgeted amounts for the period ended June 30, 2014. However, the high expenditure percentage of **117%** (**Appendix F**) for the Non-Departmental was due to General Liability expenditures that were charged out to the various funds responsible for incurring the general liability expenditures. According to the analysis provided by the City's Risk Management Unit, **98%** (**$1.54 million**) of the general liability claims and expenses during the fiscal year to June 2014 were related to and were charged to the General Fund. The Non-Departmental expenditure also includes the amount of **$537,875** representing interest, issue discount and expenses related to the **$10.6 million TRANS** issued during the fiscal year.

The overtime costs of the following departments exceeded the budgeted overtime appropriations by the indicated amounts as of June 30, 2014: - Public Works **($91,644)**, City Clerk **($4,189)**, City Council **($7,280)** and Building & Safety Department **($6,106)**. The Fire Department exceeded its General Fund allocation by **2%,** Parks & Recreation Department exceeded it by **5%** and CareerLink by **12%** due to personnel salaries. However, the total expenditures of the three departments were within their overall budget appropriations for the fiscal year (**Appendices "E"** and **"F"**). Apart from Non-Departmental Unit, the total expenditures of all the City departments and agencies were within their respective overall budget appropriations for the fiscal year (**Appendix "F"**).

REVENUES AND EXPENDITURES TREND – GENERAL FUND

Analysis of the trend of General Fund revenues and expenditures indicated that General Fund total operating revenue from the beginning of the fiscal year to June 2014 exceeded the operating expenditures by **$1.54 million**. The graphs of the monthly revenue collections and actual expenditures are shown below.





ISSUANCE OF TRANS TO BRIDGE THE CASH FLOW GAP

The City issued a **$10.6 million Tax and Revenue Anticipation Notes (TRANS)** with net proceeds of **$10.4 million** to provide cash for financing General Fund operations for the first half of the fiscal year. As in prior years, the months of July 2013 through December 2013 experienced lesser revenue collections compared to the revenues of the second half of the fiscal year. The City utilized proceeds of the TRANS to remain current in paying its monthly bills during the first half of the fiscal year. The TRANS was repaid (principal and interest) in **June, 2014** utilizing the General Fund secured revenues accumulated in a lock box from July 2013 to May 2014.

ATTACHMENT

IIA

FIVE-YEAR

REVENUE FORECAST

CITY OF COMPTON

GENERAL FUND 5-YEAR REVENUES FORECAST - FISCAL YEARS FROM 2014/2015 TO 2018/2019

Fund No	Object Code		PROPOSED BUDGET FY 2014-2015	PROPOSED BUDGET FY 2015-2016	PROPOSED BUDGET FY 2016-2017	PROPOSED BUDGET FY 2017-2018	PROPOSED BUDGET FY 2018-2019
		GENERAL FUND					
		Property Taxes					
1001	3010	Property Taxes-Secured	3,278,239	3,278,895	3,279,550	3,280,206	3,280,862
1001	3020	Property Taxes-Unsecured	9,731	9,750	9,770	9,789	9,809
1001	3030	Property Taxes-Prior Year Secured	575,000	364,000	364,728	365,457	366,188
1001	3040	Property Taxes-Prior Year Unsecured	26	26	26	26	26
1001	3060	Aircraft	21,963	22,007	22,050	22,094	22,139
1001	3090	Interest and Penalties	-	-	-	-	-
		Sub Total	**3,884,958**	**3,674,678**	**3,676,124**	**3,677,573**	**3,679,025**
		Other Taxes					
1001	3110	Sales and Use Taxes	7,550,000	7,741,015	7,896,609	8,090,076	8,170,977
1001	3111	Sales and Use Taxes-P.S.A.F..	259,162	259,939	260,199	260,329	260,460
1001	3121	Gas Franchise	303,432	304,343	304,647	304,799	304,952
1001	3122	Electric Franchise	299,320	299,919	300,518	301,120	301,722
1001	3124	Other Water Franchise	7,210	7,224	7,239	7,253	7,268
1001	3125	Rubbish Franchise	1,055,488	1,056,543	1,057,600	1,058,658	1,059,716
1001	3126	Other Franchise	185,285	185,470	185,656	185,842	186,027
1001	3127	Towing Franchise	12,165	12,177	12,189	12,202	12,214
1001	3140	Transient Occupancy Tax	137,915	138,053	138,191	138,329	138,467
1001	3150	Property Transfer Fee	168,912	169,081	169,250	169,419	169,589
1001	3160	Telephone Users	1,595,604	1,563,692	1,532,418	1,501,770	1,471,735
1001	3161	Gas Users	1,578,539	1,584,853	1,586,438	1,587,231	1,588,025
1001	3162	Electric Users	4,948,116	4,967,908	4,972,876	4,975,363	4,977,850
1001	3163	City Water Users	1,439,964	1,445,724	1,447,170	1,447,893	1,448,617
1001	3164	Other Water Users	539,501	541,120	541,661	541,932	542,203
1001	3165	Cellular Phone Users	2,577,772	2,629,328	2,681,914	2,735,551	2,790,263
		Sub Total	**22,658,385**	**22,906,389**	**23,094,575**	**23,317,767**	**23,430,083**
		License and Permits					
1001	3210	Building Permits	501,214	501,214	502,717	503,220	503,472
1001	3220	Plumbing Permits	69,270	69,962	70,662	71,369	72,082
1001	3230	Electric Permits	75,855	76,614	77,380	78,154	78,935
1001	3240	Other Construction Permits	110,444	111,548	112,663	113,790	114,928
1001	3242	Enterprise Zone Vouchers	55,294	55,847	56,405	56,970	57,539
1001	3243	Tobacco Permit	56,769	57,337	57,910	58,489	59,074
1001	3245	Business License	1,413,029	1,441,289	1,470,115	1,499,517	1,529,508
1001	3246	Business License (Rentals)	82,276	83,922	85,600	87,312	89,058
1001	3248	Business License (Casino)	1,900,000	1,900,000	1,900,000	1,900,000	1,900,000
1001	3250	Certificates of Occupancy	47,193	48,137	49,100	50,082	51,084
1001	3264	Burglar Alarm Permits	9,017	9,197	9,381	9,569	9,760

CITY OF COMPTON

GENERAL FUND 5-YEAR REVENUES FORECAST - FISCAL YEARS FROM 2014/2015 TO 2018/2019

Fund No	Object Code		PROPOSED BUDGET FY 2014-2015	PROPOSED BUDGET FY 2015-2016	PROPOSED BUDGET FY 2016-2017	PROPOSED BUDGET FY 2017-2018	PROPOSED BUDGET FY 2018-2019
1001	3265	Fire Permit Fee	150,851	153,868	156,945	160,084	163,285
1001	3266	Tank Removal (Underground)	36,478	37,208	37,952	38,711	39,485
1001	3267	Blue Line Farmers Market	900	918	936	955	974
1001	3275	Conditional Use Permits	20,477	20,886	21,304	21,730	22,165
1001	3280	Miscellaneous Permits	77,548	79,099	80,681	82,295	83,941
		Sub Total	**4,606,615**	**4,647,046**	**4,689,754**	**4,732,247**	**4,775,291**
		Fines, Forfeitures and Penalties					
1001	3315	Parking Citations	1,136,793	1,142,477	1,148,189	1,153,930	1,159,700
1001	3318	Career Link Parking Fees	-	-	-	-	-
1001	3320	Other Court Fines & Traffic Safety	259,052	260,347	261,649	262,957	264,272
1001	3321	Vehicle Impound Fined	31,896	33,491	35,166	36,924	38,770
1001	3332	False Alarm Program	20	20	20	20	20
1001	3340	Forfeitures, Penalties, Other	45	45	45	45	45
		Sub Total	**1,427,806**	**1,436,380**	**1,445,068**	**1,453,876**	**1,462,807**
		Use of Money and Property					
1001	3410	Interest Income	15,236	15,251	15,266	15,281	15,297
1001	3420	Rents and Concessions	89,400	89,400	89,400	89,400	89,400
1001	3428	Rents-Dollarhide Center	-	-	-	-	-
1001	3421	Transit Center Room Rentals	1,226	1,226	1,226	1,226	1,226
1001	3425	Bullis Road Rental	75,444	75,444	75,444	75,444	75,444
		Sub Total	**181,306**	**181,321**	**181,336**	**181,351**	**181,367**
		Revenues From Other Agencies					
1001	3350	Census Grant Revenue	-	-	-	-	-
1001	3511	Motor Vehicle License	8,212,071	8,310,616	8,318,927	8,327,246	8,335,573
1001	3521	State Homeowners	20,933	21,360	21,360	21,360	21,360
1001	3550	SB-90 State Mandate	-	-	-	-	-
1001	3565	Other Federal Grants	-				
1001	3570	Court Subpoena Reimbursements	2,960	2,963	2,966	2,969	2,972
1001	3571	Legal Recovery Fees	534,514	25,000	25,000	25,000	25,000
1001	3577	Other Agencies-MTA	-	-	-	-	-
1001	3580	Career Link Revenue	-	-	-	-	-
		Sub Total	**8,770,478**	**8,359,939**	**8,368,253**	**8,376,575**	**8,384,905**
		Charges From Current Services					
1001	3602	Current Services Provided/Water	4,300,000	4,300,000	4,300,000	4,300,000	4,300,000
1001	3603	Current Service Provided/Successor Agency	75,000	-	-	-	-
1001	3604	Current Services Provided/Retirement	-	-	-	-	-
1001	3603	Current Service Provided/LHA	-	-	-	-	-
1001	3610	Zoning Fees (Environmental Review)	20,824	21,033	21,243	21,455	21,670
1001	3612	Subdivision Fee	1,075	1,129	1,185	1,244	1,307

CITY OF COMPTON

GENERAL FUND 5-YEAR REVENUES FORECAST - FISCAL YEARS FROM 2014/2015 TO 2018/2019

Fund No	Object Code		PROPOSED BUDGET FY 2014-2015	PROPOSED BUDGET FY 2015-2016	PROPOSED BUDGET FY 2016-2017	PROPOSED BUDGET FY 2017-2018	PROPOSED BUDGET FY 2018-2019
1001	3615	Sales of Maps/Publications	225	236	248	260	273
1001	3616	Banner Processing Fees	2,525	2,651	2,784	2,923	3,069
1001	3617	Other Filing and Certification	1,200	1,260	1,323	1,389	1,459
1001	3618	City Provided Medical Services	1,125,863	1,182,156	1,241,264	1,266,089	1,291,411
1001	3619	I. D. Cards and Fingerprints	-	-	-	-	-
1001	3621	Record Sealing Fees	41	43	45	47	50
1001	3622	Special Police Department	-	-	-	-	-
1001	3623	Special Fire Department	4,315	4,531	4,757	4,995	5,245
1001	3630	EMS Subscriptions	50	53	55	58	61
1001	3633	Quimby Act Fees	-	-	-	-	-
1001	3640	Plan Checking Fees	539,874	545,273	550,726	556,233	561,795
1001	3641	Admin Fee-Payroll	192	211	233	256	282
1001	3662	Nuisance Abatement	-	-	-	-	-
1001	3665	Weed and Lot Cleaning	135	136	136	137	138
1001	3666	Substandard Abatement	365,448	369,102	372,794	376,521	380,287
1001	3670	Refuse Collection Charges	6,265	6,390	6,518	6,648	6,781
1001	3667	Abandoned Vehicles	-	-	-	-	-
1001	3681	Damage To City Property	-	-	-	-	-
1001	3684	Advertisement fees	281,616	281,616	281,616	281,616	281,616
1001	3700	Swim & Slide Pool Collections	9,415	9,491	9,567	9,643	9,720
1001	3712	Cleaning Deposits	-	-	-	-	-
1001	3721	Park and Recreation Room Rental	6,565	6,617	6,670	6,723	6,777
1001	3842	Other Penalties-Returned Check	200	200	200	200	200
1001	3848	Miscellaneous - Water	-	-	-	-	-
1001	3870	Collection Fees	-	-	-	-	-
1001	3881	Reproduction Charges	11,813	12,403	13,023	13,675	14,358
1001	3684	Other fees	-	-	-	-	-
1001	3884	Administration fees	-	-	-	-	-
1001	3890	Miscellaneous Charges for Current Svcs	26,280	26,020	26,020	26,020	26,020
		Sub Total	**6,778,921**	**6,744,531**	**6,814,387**	**6,850,116**	**6,886,499**
		Other Revenues and Financing Sources					
1001	3910	Sale of Land/Real Property	-	-	-	-	-
1001	3920	Contributions from Other Funds / Agency	114,222	114,222	114,222	114,222	114,222
1001	3959	Overage/Shortage	-	-	-	-	-
1001	3980	Miscellaneous	135,000	137,700	140,454	143,263	146,128
1001	3982	Public Works Misc Revenue	650	683	717	752	790
		Sub Total	**249,872**	**252,605**	**255,393**	**258,237**	**261,140**
		TOTAL GENERAL FUND	**48,558,341**	**48,202,889**	**48,524,889**	**48,847,741**	**49,061,117**

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
		GENERAL FUND					
		Property Taxes					
1001	3010	Property Taxes-Secured	$ 2,881,583	$ 2,657,272	$ 3,278,239	$ 3,278,239	$ 3,278,239
1001	3020	Property Taxes-Unsecured	63,714	9,369	9,500	9,540	9,731
1001	3030	Property Taxes-Prior Year Secured	(495,265)	29,460	40,094	575,000	575,000
1001	3040	Property Taxes-Prior Year Unsecured	7,588	7,184	24	25	26
1001	3060	Aircraft	20,241	26,532	30,107	21,532	21,963
1001	3090	Interest and Penalties	-	-	-	-	-
		Sub Total	**2,477,861**	**2,729,817**	**3,357,964**	**3,884,336**	**3,884,958**
		Other Taxes					
1001	3110	Sales and Use Taxes	7,434,381	6,577,690	8,032,827	7,001,689	7,550,000
1001	3111	Sales and Use Taxes-P.S.A.F..	237,578	258,903	254,778	258,903	259,162
1001	3121	Gas Franchise	235,343	355,429	229,378	300,428	303,432
1001	3122	Electric Franchise	295,789	299,022	300,567	299,021	299,320
1001	3124	Other Water Franchise	5,588	-	-	5,400	7,210
1001	3125	Rubbish Franchise	597,522	597,522	904,063	905,154	1,055,488
1001	3126	Other Franchise	74,953	209,763	265,872	185,100	185,285
1001	3127	Towing Franchise	19,145	10,800	14,562	11,835	12,165
1001	3140	Transient Occupancy Tax	149,817	137,805	116,264	137,905	137,915
1001	3150	Property Transfer Fee	191,232	191,668	191,137	160,278	168,912
1001	3160	Telephone Users	1,760,770	1,489,807	1,852,277	1,594,807	1,595,604
1001	3161	Gas Users	1,696,353	1,572,750	1,522,233	1,577,750	1,578,539
1001	3162	Electric Users	4,697,140	4,878,116	5,023,899	4,868,116	4,948,116
1001	3163	City Water Users	1,025,393	1,317,034	1,464,582	1,489,964	1,439,964
1001	3164	Other Water Users	468,580	543,518	576,138	556,187	539,501
1001	3165	Cellular Phone Users	2,873,919	2,713,443	3,068,236	2,713,443	2,577,772
		Sub Total	**21,763,503**	**21,153,270**	**23,816,813**	**22,065,980**	**22,658,385**
		License and Permits					
1001	3210	Building Permits	426,481	448,847	435,977	500,713	501,214
1001	3220	Plumbing Permits	71,912	63,275	68,145	68,925	69,270
1001	3230	Electric Permits	77,943	75,138	91,526	75,704	75,855
1001	3240	Other Construction Permits	44,808	39,521	114,100	122,715	110,444
1001	3242	Enterprise Zone Vouchers	54,395	40,015	63,805	52,661	55,294

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
1001	3243	Tobacco Permit	63,700	55,675	56,500	56,543	56,769
1001	3245	Business License	1,435,835	1,335,423	1,840,005	1,411,617	1,413,029
1001	3246	Business License (Rentals)	83,794	101,133	104,687	82,112	82,276
1001	3248	Business License (Casino)	240,000	240,000	838,383	1,642,021	1,900,000
1001	3250	Certificates of Occupancy	43,630	46,806	43,900	44,946	47,193
1001	3264	Burglar Alarm Permits	7,085	7,520	8,245	8,875	9,017
1001	3265	Fire Permit Fee	54,797	45,574	56,789	150,100	150,851
1001	3266	Tank Removal (Underground)	21,378	35,491	31,856	33,147	36,478
1001	3267	Blue Line Farmers Market	-	-	-	892	900
1001	3275	Conditional Use Permits	27,635	44,900	16,050	20,375	20,477
1001	3280	Miscellaneous Permits	91,385	85,308	77,471	77,510	77,548
		Sub Total	**2,744,777**	**2,664,626**	**3,847,439**	**4,348,856**	**4,606,615**
		Fines, Forfeitures and Penalties					
1001	3315	Parking Citations	1,516,198	1,370,006	1,286,832	1,196,624	1,136,793
1001	3318	Career Link Parking Fees	-	-	-	-	-
1001	3320	Other Court Fines & Traffic Safety	375,133	375,194	273,464	257,764	259,052
1001	3321	Vehicle Impound Fined	74,699	48,466	31,015	31,580	31,896
1001	3332	False Alarm Program	-	20	-	20	20
1001	3340	Forfeitures, Penalties, Other	3,341	45	-	45	45
		Sub Total	**1,969,371**	**1,793,731**	**1,591,311**	**1,486,033**	**1,427,806**
		Use of Money and Property					
1001	3410	Interest Income	11,829	12,788	12,850	14,510	15,236
1001	3420	Rents and Concessions	746,960	140,136	123,781	89,400	89,400
1001	3428	Rents and Concessions - Commercial	-	-	672	-	-
1001	3421	Rents and Concessions - Other	500	-	500	1,226	1,226
1001	3425	Rent - Bullis Road Building	69,099	5,758	51,920	75,444	75,444
		Sub Total	**828,389**	**158,682**	**189,723**	**180,580**	**181,306**
		Revenues From Other Agencies					
1001	3350	Census Grant Revenue	15,000	-		-	-
1001	3511	Motor Vehicle License	8,046,635	7,941,400	7,991,470	8,211,250	8,212,071
1001	3521	State Homeowners	24,979	24,919	24,210	21,360	20,933
1001	3550	SB-90 State Mandate	-	-	-	-	-
1001	3565	Other Federal Grants	-	111,000	-	-	-

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
1001	3570	Court Subpoena Reimbursements	1,719	2,062	1,710	2,691	2,960
1001	3571	Legal Recovery Fees	667	1,034,223	42,976	84,514	534,514
1001	3577	Other Agencies-MTA	-	-	-	-	-
1001	3580	Career Link Revenue	-	-	-	-	-
		Sub Total	**8,089,000**	**9,113,604**	**8,060,366**	**8,319,815**	**8,770,478**
		Charges From Current Services					
1001	3602	Current Services Provided/Water	3,383,967	3,383,967	3,423,968	4,300,000	4,300,000
1001	3603	Current Service Provided/Successor Agency	1,860,739	1,800,000	494,638	78,392	75,000
1001	3604	Current Services Provided/Retirement	-	-	-	-	-
1001	3603	Current Service Provided/LHA	-	-	-	-	-
1001	3610	Zoning Fees (Environmental Review)	18,750	17,810	26,015	19,105	20,824
1001	3612	Subdivision Fee	1,250	2,000	3,700	1,075	1,075
1001	3615	Sales of Maps/Publications	125	175	175	225	225
1001	3616	Banner Processing Fees	(425)	925	(25)	2,525	2,525
1001	3617	Other Filing and Certification	13,701	-	-	-	1,200
1001	3618	City Provided Medical Services	760,379	807,214	1,278,329	1,119,148	1,125,863
1001	3619	I. D. Cards and Fingerprints	-		-	-	-
1001	3621	Record Sealing Fees	-	-	-	41	41
1001	3622	Special Police Department	-	-	23	-	-
1001	3623	Special Fire Department	7,547	4,353	6,962	4,315	4,315
1001	3630	EMS Subscriptions	50	-	-	50	50
1001	3633	Quimby Act Fees	136,008	20,996	-	221,995	-
1001	3640	Plan Checking Fees	384,757	336,689	541,214	539,335	539,874
1001	3641	Admin Fee-Payroll	2,747	743	400	192	192
1001	3662	Nuisance Abatement	-	-	-	-	-
1001	3665	Weed and Lot Cleaning	110	315	98	135	135
1001	3666	Substandard Abatement	138,947	117,604	106,141	265,448	365,448
1001	3670	Refuse Collection Charges	-	-	-	6,265	6,265
1001	3667	Abandoned Vehicles	-	-	-	-	-
1001	3681	Damage To City Property	1,337	-	-	-	-
1001	3684	Advertisement fees	266,255	281,617	286,381	281,616	281,616
1001	3700	Swim & Slide Pool Collections	22,004	16,339	6,480	8,638	9,415
1001	3712	Cleaning Deposits	1,470	-	-	-	-
1001	3721	Park and Recreation Room Rental	2,863	4,531	2,362	6,506	6,565

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
1001	3842	Other Penalties-Returned Check	425	350	215	140	200
1001	3848	Miscellaneous - Water	-	-	50	-	-
1001	3870	Collection Fees	-	-	25	-	-
1001	3881	Reproduction Charges	9,520	7,351	11,011	11,802	11,813
1001	3684	Other fees	-	-	9,930	-	-
1001	3884	Administration fees	-	-	-	-	-
1001	3890	Miscellaneous Charges for Current Svcs	17,395	32,087	25,826	26,020	26,280
		Sub Total	**7,029,921**	**6,835,066**	**6,223,918**	**6,892,968**	**6,778,921**
		Other Revenues and Financing Sources					
1001	3910	Sale of Land/Real Property	4,485,000	-	556,000	-	-
1001	3920	Contributions from Other Funds / Agency	7,753,405	111,985	114,222	114,222	114,222
1001	3959	Overage/Shortage	(226)	(1,171)	(45)	(75)	-
1001	3980	Miscellaneous	765,110	239,256	1,620,152	1,320,448	135,000
1001	3982	Public Works Misc Revenue	57,798	41,429	278	-	650
1001	3990	Surplus of Prior Years	-	-	-	-	-
		Sub Total	**13,061,087**	**391,499**	**2,290,607**	**1,434,595**	**249,872**
		TOTAL GENERAL FUND	**57,963,909**	**44,840,295**	**49,378,141**	**48,613,163**	**48,558,341**
		SPECIAL REVENUE FUNDS					
		HAZARDOUS MATERIALS FUND					
1003	3672	Hazard Materials Permit Fees	113,378	133,014	137,260	150,454	180,000
		FUND TOTAL	**113,378**	**133,014**	**137,260**	**150,454**	**180,000**
		RETIREMENT FUND					
2100	3010	Property Taxes-Secured	12,526,860	17,388,294	20,542,267	18,650,920	19,023,938
2100	3020	Property Taxes-Unsecured	553,413	1,197,360	457,934	-	-
2100	3030	Property Taxes-Prior Year Secured	(329,990)	336,503	(513,598)	-	-
2100	3040	Property Taxes-Prior Year Unsecured	13,978	105,732	105	10,672	10,885
2100	3060	Aircraft	-	10,672	(48)	-	-
2100	3090	Interest and Penalties	-	-	-	-	-
2100	3410	Interest Income	187	207	105	185	201

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
2100	3980	Miscellaneous Revenue	135,632	122,115	-	122,115	122,115
2100	3990	Surplus of Prior Years	-	-	-	-	-
2100	3521	State Homeowner (Property Taxes)	274,877	276,007	304,769	276,007	281,526
		FUND TOTAL	**13,174,956**	**19,436,890**	**20,791,534**	**19,059,899**	**19,438,665**
		PROPOSITION A FUNDS					
2000	3410	Interest Income	15	545	552	1,607	1,607
2000	3422	Passenger Fare L A County	133,023	127,671	102,488	71,443	70,972
2000	3423	Passenger Fares-City	2,991	7,030	3,130	5,155	5,155
2000	3577	Other Agencies MTA		60,897	-	-	58,296
2000	3578	1 /2 Cent Sales Taxes	1,412,228	1,457,920	1,541,676	1,662,949	1,648,120
2000	3990	Surplus of Prior Years	-	-	-	-	500,000
		FUND TOTAL	**1,548,257**	**1,654,063**	**1,647,846**	**1,741,154**	**2,284,150**
		PROPOSITION 1B FUNDS					
1521	3410	Interest	51	16	-	-	-
1521	3569	Other State Grant	-	-	-	-	-
		FUND TOTAL	**51**	**16**	-	-	-
		PROPOSITION C FUNDS					
1900	3410	Interest	209	2,248	4,439	3,500	3,500
1900	3423	Passenger Fares-Dial A Ride	-	-	-	-	-
1900	3427	Passenger Fares- Renaissance	-	-	-	-	-
1900	3578	1/2 Cent Sales Taxes	1,116,762	1,210,836	1,280,597	1,257,202	1,367,072
1900	3990	Surplus of Prior Years	-	-	-	-	3,000,000
		FUND TOTAL	**1,116,972**	**1,213,084**	**1,285,036**	**1,260,702**	**4,370,572**
		SPECIAL GAS TAX FUND					
		Use of Money/Property					
2300	3410	Interest Income	-	-	-	-	-
2300	3512	State Gas Tax 2106	331,820	298,762	304,531	313,770	379,150

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
2300	3513	State Gas Tax 2107	747,543	651,573	707,357	693,907	591,052
2300	3514	State Gas Tax 2108 and 2107.5	15,000	7,500	7,500	7,500	7,500
2300	3515	State Gas Tax 2105	511,855	453,951	431,674	466,073	481,026
2200	3410	Gas Tax County	-	-	-	-	-
		FUND TOTAL	**1,606,218**	**1,411,786**	**1,451,062**	**1,481,250**	**1,458,728**
		JTPA/WIA/CAREER LINK Fund					
		Revenue from Other Agencies					
2751	3580	Other County Grants WIA Adult	-	-	-	-	-
2754	3580	Other County Grants WIA Youth	732,211	497,302	245,698	-	-
2754	3420	Rent and Concession	-	-	-	-	-
2754	3980	Miscellaneous Revenue	-	873	-	-	-
2755	3580	Other County Grants WIA Dislocated Worker	-	-	-	-	-
2762	3580	Rapid Response - Summer Youth	-	-	-	-	-
2767	3580	Summer First	-	-	-	-	-
2777	3580	SYEP	-	-	-	-	-
2771	3580	Other County Grants ARRA	12,649	-	-	-	-
2771	3980	Miscellaneous Revenue	-	102	-	-	150,000
2773	3569	Other State Grant	-	32,325	-	-	-
2770	3580	Congressional Grant	-	-	-	-	-
2782	3580	Youth Employment Program	-	56,156	-	-	-
2783	3580	WIA Youth Waiver program	-	115,667	-	-	-
2784	3580	Summer Youth	-	-	50,126	-	-
2801	3580	HPRP	-	-	-	-	-
2870	3580	Temporary Assistance for needy Families	653,233	-	-	-	-
		FUND TOTAL	**1,398,093**	**702,425**	**295,824**	**-**	**150,000**
		DEPT OF HEALTH SERVICES GRANTS					
2700	3579	Other County Grants	8,921	-	-	-	-
2700	3890	Misc Charges for Current Services	3,672	-	-	-	-
2700	3980	Misc Revenue	25	-	-	-	-
2701	3891	Drug Testing Fees	942	-	-	-	-
		FUND TOTAL	**13,560**	-	-	-	-

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
		OTHER GRANTS					
1012	3410	Transportation Investment - Interest	-	18	10	-	
1012	3569	Transportation Investment Fund (Prop 42)	944,612	1,341,613	783,802	1,412,135	1,046,709
1012	3990	Transportation Invest (Prop 42) -Prior Years	-	-	-	-	1,100,000
1022	3970	Asset Forfeiture	-	-	-	-	-
1033	3410	Interest Income	-	5	-	-	-
1033	3579	Supplemental Law Enforcement Service Funds	127,792	218,732	148,251	150,657	150,657
1033	3970	Revenue Prior Years	-	-	-	-	-
1033	3990	Revenue Prior Years	-	-	-	-	-
1041	3569	California Law Enforcement Equipment	-	-	-	-	-
1045	3569	LLEBG - 2001LBVX3794	120	-	-	-	-
1046	3569	LLEBG - 2002LBVX0169	16,024	-	-	-	-
1055	3565	Urban Area Security Grants	-	-	-	-	-
1057	3990	Youth Gang Intervention - Prior Year's Balance	-	-	-	-	-
1058	3569	Hazardous Material Emergency Preparedness	-	-	-	-	-
1060	3565	Justice Assistance Grant	3,668	-	-	-	-
1060	3990	Justice Assistance Grant - Prior Year's Balance	-	-	-	-	-
1061	3410	Interest Income		318	150	-	13
1061	3579	Justice Assistance Grant	1,108,198	-	18,257	628,145	-
1062	3579	Justice Assistance Grant - 2010			-	107,239	21,139
1063	3579	Justice Assistance Grant - 2011			-	146,803	46,164
1064	3579	Justice Assistance Grant - 2012			-	115,619	115,619
1066	3579	Justice Assistance Grant - 2013				-	77,721
1067	3579	State and Community Correction	0	-	-	-	250,000
1518	3410	Interest Income	3	-	-	-	-
1518	3565	Community Improvement	1,692,848	1,660,899	1,628,309	512,808	512,808
1518	3569	Other State Grants	58,511	872	-	-	-
1518	3989	Continued Approp	-	-	-	-	-
1519	3577	Martin Luther King Transit Center	-	-	-	-	-
1520	3410	Interest income	19	1,189	6,057	6,754	6,755
1520	3565	Measure R	833,774	901,113	957,935	751,179	1,025,302
1520	3990	Measure R - Prior Year's Balance	-	-	-	-	2,000,000
1520	3578	1/2 Cent Sales Tax	-	-	-	-	-
1521	3990	Local Street & Road Improvement Fund (Prop 1-B)	-	-	-	-	-
1522	3410	Interest Income	3	7	-	-	-
1522	3565	American Recovery Reinvestment Act	2,503,512	-	-	-	-

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
1522	3569	Other State Grants	65,207	-	-	-	-
1523	3569	Rosecrans Traffic Signal Upgrade Grant	-	-	-	680,105	680,105
1524	3569	State Water Control Board Grant (Prop 40)	-	-	-	-	-
1525	3569	CAL Fire Grant	-	-	-	100,000	100,000
1526	3569	LA County Compton Creek	-	-	-	-	-
1641	3410	EDA Interest Income	1,230	1,962	3,276	1,074	1,074
1641	3990	EDA Revolving Loan - Prior Year Surplus	-	-	-	2,373,563	1,400,000
1663	3806	Parks Rehabilitation	200,000	-	-	-	-
1674	3410	Interest Income	1	-	-	-	-
1674	3583	Neighborhood Stabilization Program	1,164,767	127,839	800,819	31,736	31,736
1674	3980	Misc Revenue	1,250	63,900	126,110	295,491	295,491
1675	3583	Neighborhood Stabilization Program -NSP3	-	-	535,035	322,050	322,050
1916	3577	Other Agencies-MTA	-	-	-	-	-
2601	3569	Emergency Mgnt Asst Program	2,536	-	-	-	-
2602	3569	Prop A Park Maintenance	-	-	-	-	-
2603	3569	RZH Skate Park	-	-	-	-	-
2604	3410	TDA Interest Income	4	146	309	-	-
2604	3569	TDA Sidewalk Improvement	105,735	-	119,049	48,059	-
2604	3579	TDA Other County Grants	-	-	-	-	-
2606	3410	Compton Creek Bikeway - Interest Income	2	2	-	-	-
2606	3569	Compton Creek Bikeway	47,718	-	-	-	-
2615	3410	Interest River Mountain Conservancy	28	53	81	29	-
2615	3569	River Mountain Conservancy	-	-	-	-	-
2616	3569	Gonzales Park Grading &Drainage	-	-	474,014	-	-
2618	3410	Interest Income	-	2	-	-	-
2618	3579	OS Raymond Park	335,030	-	-	-	-
2619	3410	Urban Development Action Grant	-	-	-	-	-
2620	3565	EPA Water Line Rehab Project	371,306	-	-	731,201	731,201
2624	3565	EPA Water Storage Tank Project	-	-	-	-	-
2625	3410	California Clean Air Act Interest Income	6	8	-	-	-
2625	3565	Other Federal Grants	-	-	-	-	-
2625	3569	California Clean Air Act	116,549	121,575	59,364	88,075	88,075
2625	3990	Surplus of Prior Years Revenue	-	-	-	-	-
2639	3410	CPD Corrections Training	-	-	-	-	-
2641	3577	TEA21 TMOC	-	-	-	-	-
2647	3410	Beverage Container Recycle	1	1	-	-	-

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
2653	3569	Beverage Container Recycle	-	26,315	-	-	-
2653	3410	Beverage Container Recycle Interest	2	3	-	-	-
2653	3980	Beverage Container Recycle - Prior Year	-	-	-	-	-
2655	3410	Beverage Container Recycle-Interest	3	3	-	-	-
2655	3569	Other State Grants	-	26,238	-	26,194	26,194
2663	3410	Interest Income	-	-	-	-	-
2663	3569	Used Oil 10th Cycle	-	-	-	-	-
2659	3569	DWR Ground Water Storage	2	-	-	-	-
2659	3410	DWR Ground Water Storage	-	2	-	-	-
2662	3659	Used Oil 12th Cycle	-	-	2,409	-	-
2663	3659	Used Oil 13th Cycle	12,631	-	-	-	-
2664	3659	Tony Hawk Skate	-	-	-	-	-
2665	3569	Click It or Ticket Program	17,880	-	-	-	-
2668	3569	Sobriety Check Point Program	-	11,702	11,702	-	-
2669	3410	Interest Income			-		-
2669	3569	Used Oil Block Grant	4,061	-	-	-	-
2670	3579	Los Angeles County Tartar Lane	-	-	-	-	-
2670	3410	Los Angeles County Tartar Lane-Interest	2	2	-	-	-
2671	3991	Brickyard Site Transition Plan	168,337	-	-	-	-
2671	3410	Brickyard Site Transition Plan-Interest	1	-	-	-	-
2672	3410	Used Oil - Interest Income		1	-	-	-
2701	3410	Interest Income			-	-	-
2672	3569	Used Oil Payment OPP1	27,657	-	-	28,392	-
2672	3990	Used Oil Payment OPP1 - Prior Year Balance	-	-	-	-	28,392
2673	3569	LA County Pool Grant	-	-	-	250,000	-
2673	3990	LA County Pool Grant- Prior Year Balance	-	-	-	-	-
2674	3569	LA County Trees Planting Grant	-	-	-	120,980	-
2674	3990	LA County Trees Planting Grant - Prior Year Bal.	-	-	-	-	120,980
2675	3569	LA County Leuders Park	-	-	-	12,500	-
2679	3980	Miscellaneous Revenue	-	-	-	200,000	-
2709	3410	Interest Income	2	2	-	-	-
2709	3579	Anti Graffiti Grants	-	-	-	-	-
2772	3565	Veterans Employment and Training	-	-	-	-	-
2773	3569	Tomorrow's Aeronautical Museum	143,047	-	-	-	-
2773	3970	Tomorrow's Aeronautical Museum - Prior Balance	-	-	-	-	-
2774	3410	Interest Income	-	1	1	-	-

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
2774	3569	Sobriety Check Point Program	203,166	140,731	88,768	115,768	-
2774	3970	Revenue Prior Years	-	-	-	-	-
2774	3989	Continued Approp	-	-	-	-	-
2777	3579	Youth Employment Plan Grant	6,800	-	-	-	-
2778	3410	Interest Income	11	4	-	-	-
2778	3579	Annual Maintenance and Service	341,294	-	-	-	-
2778	3990	Surplus of Prior Years Revenue	-	-	-	-	-
2779	3579	Energy Efficiency And Conservation	-	-	-	462,000	462,000
2781	3565	Dot Paratransit Vehicles Grant	-	-	-	-	-
2799	3579	Creek Trail Project	-	-	-	500,000	495,000
1641	3410	Interest Income	-	1,962	-	-	-
1641	3608	Loan Origination Fees	-	-	-	-	-
		FUND TOTAL	**10,625,348**	**4,647,220**	**5,763,708**	**10,218,556**	**11,135,185**
		HOUSING & COMMUNITY DEVELOPMENT FUNDS					
		Other Revenues					
1672	3410	Interest Income	1,508	1,339	1,550	784	-
			1,508	**1,339**	**1,550**	**784**	-
		COMMUNITY DEVELOPMENT BLOCK GRANT(2800)					
2800	3410	Interest Income	3	**5**		-	
2800	3583	Community Development Block Grant	3,564,737	1,170,703	1,172,528	2,752,039	1,535,456
2800	3965	Repayment of Deferred Loan	-	9,971	24,734	-	-
2800	3980	Miscellaneous Revenue	-	886	-	-	-
2800	3970	Revenue Prior Years	-	-	-	-	-
		FUND TOTAL	**3,564,740**	**1,181,565**	**1,197,262**	**2,752,039**	**1,535,456**
		EMERGENCY SHELTER GRANT					
2801	3583	Emergency Shelter Grant	271,022	118,966	298,702	98,174	129,900
2801	3970	Revenue Prior Years	-	-	-	17,504	-
2801	3583	Homeless Prevention and Rapid Rehousing Prg	297,425	16,481	-	-	-
2801	3410	Interest Income	-	2	-	-	-
		FUND TOTAL	**568,447**	**135,449**	**298,702**	**115,678**	**129,900**

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
		HOME GRANT					
2805	3410	Interest Income	10	-	-	-	-
2805	3583	Home Grant	477,765	387,060	159,252	375,313	472,059
2805	3965	Repayment of Deferred Loan	-	12,551	303,203	-	-
2805	3966	Loan Repayment Commercial	-	6,895	-	-	-
2805	3966	Loan Repayment Commercial	-	-	-	-	-
2805	3410	Interest	-	-	-	-	-
2805	3970	Revenue Prior Year	-	-	-	-	-
		FUND TOTAL	**477,775**	**406,506**	**462,455**	**375,313**	**472,059**
		EDEDI					
2819	3410	Interest Income	17	18	-	-	-
2819	3980	Miscellaneous Revenue	-	-	-	-	-
		FUND TOTAL	**17**	**18**	-	-	-
		SECTION 108 LOAN					
2818	3410	Interest Income	3,169	12,198	20	-	-
2818	3970	Revenue Prior Year	-	-	-	-	-
2818	3980	Miscellaneous Revenue	-	13,839	23,724	38,830	38,830
		FUND TOTAL	**3,169**	**26,037**	**23,744**	**38,830**	**38,830**
		LOCAL HOUSING AUTHORITY					
2820	3410	Interest Income	356	335	-	100	100
2820	3420	Rents and Concessions	2,311,489	2,983,695	2,994,452	2,483,695	2,483,695
2820	3583	Local Housing Authority	7,528,424	6,615,781	6,922,988	5,970,608	6,880,765
2820	3884	Administrative Fees	172,546	203,342	187,340	203,342	203,342
2820	3886	Administrative Fees HUD	769,395	556,296	671,973	556,296	556,296
2820	3980	Misc Revenue	10,061	5,405	15.219	5,405	5,405
		FUND TOTAL	**10,792,272**	**10,364,854**	**10,791,972**	**9,219,446**	**10,129,603**

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
		CABLE TV FUND					
7002	3126	Government Access Franchise	344,729	179,476	27,844	28,745	28,745
7002	3980	Prior Year Surplus	-	-	-	-	-
7002	3410	Interest Income	1	2	-	-	-
7200	3410	Interest Income	-	14	-	-	-
7003	3410	Cable TV Public Access	3	3	-	-	-
		FUND TOTAL	**344,732**	**179,495**	**27,844**	**28,745**	**28,745**
		SPECIAL ASSESSMENTS					
2502	3761	Assessment-Lighting/Landscaping	4,351,246	4,293,962	4,353,182	4,353,182	4,207,331
2502	3980	Misc Rev-Lighting Landscaping (2502)	-	-	-	-	
		FUND TOTAL	**4,351,246**	**4,293,962**	**4,353,182**	**4,353,182**	**4,207,331**
		TOTAL SPECIAL REVENUE FUNDS	**49,700,737**	**45,787,723**	**48,528,981**	**50,796,032**	**55,559,224**
		REDEVELOPMENT FUNDS					
		LOW COST HOUSING FUND					
1203	3010	Property Taxes Current	-	-	-	-	-
1203	3010	Property Taxes Current	4,417,118	-	-	-	-
1203	3410	Interest Income	9,257	-	-	-	-
1203	3920	Contribution From Other Funds	213,445	-	-	-	-
1203	3965	Repayment of Deferred Loans	28,780	-	-	-	-
1203	3966	Loan Repayment Commercial	-	-	-	-	-
1203	3980	Miscellaneous Revenue	62,545	-	-	-	-
1203	3990	Surplus of Prior Years Revenue	-	-	-	-	-
1205	3410	Interest Income	-	(1,105)	-	-	-
1205	3965	Repayment of Deferred Loan	-	-	-	-	-
1205	3980	Miscellaneous Revenue	-	85	-	-	-
		FUND TOTAL	**4,731,145**	**(1,020)**	**-**	**-**	**-**
		PUBLIC FINANCE AUTHORITY					
9203	3410	Interest Income(9203)	(1,500)	970	521	50	50
9203	3920	Operating Transfer From General Fund	105,808	100,275	100,275	84,900	84,900
9203	3920	Operating Transfer From General Fund	-	-	-	-	-
		FUND TOTAL	**104,308**	**101,245**	**100,796**	**84,950**	**84,950**

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
		REDEVELOPMENT AGENCY					
1201	3010	Property Taxes	17,668,571	6,960,056	-	-	-
1201	3410	Interest Income	392,098	170,160	-	-	-
1201	3420	Rents & Concessions	30,000	36,877	-	-	-
1201	3920	Operating Transfer From Trustee	-	-	-	-	-
1201	3963	Bond/Loan Proceeds	-	-	-	-	-
1201	3965	Repayment of Deferred Loan	-	-	-	-	-
1201	3966	Loan Repayment Commercial	103,794	62,662	-	-	-
1201	3980	Misc. Revenue	3,579	-	-	-	-
1300	3410	Interest Income	23	-	-	-	-
1300	3900	Sale of Land	-	-	-	-	-
1300	3966	Loan Repayment Commercial	4,739	-	-	-	-
1300	3980	Miscellaneous	-	-	-	-	-
1300	3970	Revenue Prior Year (1300)	-	-	-	-	-
4000	3410	Interest Income	(36)	-	-	-	-
4000	3420	Rents & Concessions	14,680	-	-	-	-
4000	3421	Transit Center Rents	500	-	-	-	-
1201	3569	Other State Grant	-	-	-	-	-
4000	3920	Contribution From Other Funds	900,000	-	-	-	-
4000	3980	Misc Revenue	-	-	-	-	-
		FUND TOTAL	**19,117,947**	**7,229,755**	**-**	**-**	**-**
		TOTAL REDEVELOPMENT FUNDS	**23,953,400**	**7,329,980**	**100,796**	**84,950**	**84,950**
		DEBT SERVICE FUNDS					
3001	3010	Property Taxes	7,970,610	-	-	-	-
3001	3030	Prior Years - Secured	-	-	-	-	-
3001	3410	Interest Income	1,444	-	-	-	-
3001	3920	Contribution From Other Funds	-	-	-	-	-
3002	3410	Interest Income	-	2		-	-

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
3002	3980	Misc Revenue	-	-		-	-
3010	3410	Interest Income (3010)	-	-		-	-
3030	3410	Lease Revenue Bond 2008 -Interest Income	3,982	3,439	410	100	50
3030	3420	Rent and Concessions	2,319,389	1,159,782	-	-	-
3030	3963	Bond/Loan Proceeds	-	-	-	-	-
3030	3970	Surplus of Prior Year	-	-	-	1,700,000	3,520,035
3040	3410	Interest Income	3,241	-	-	-	-
3040	3963	CRA Bond/Loan Proceeds (Series 2010A)	-	-	-	-	-
3040	3980	Misc Revenue	-	-	-	-	-
3040	3990	Surplus of Prior Years Revenue	-	-	-	-	-
3050	3410	Interest Income	4,822	-	-	-	-
3050	3920	Contribution From Other Funds	1,468,041	-	-	-	-
3050	3963	CRA Bond/Loan Proceeds (Series 2010B)	-	-	-	-	-
3050	3990	Surplus of Prior Years Revenue	-	-	-	-	-
3060	3410	Interest Income	914	-	-	-	-
3060	3920	Contribution From Other Funds	672,348	-	-	-	-
3060	3963	CRA Bond/Loan Proceeds (Series 2010C)	-	-	-	-	-
3060	3990	Surplus of Prior Years Revenue	-	-	-	-	-
3070	3410	Interest Income	-	3	-	-	-
3070	3980	Misc Revenue	-	-	-	-	-
3080	3410	Interest Income	-	3	-	-	-
3090	3410	Interest Income	-	-	-	-	-
		TOTAL DEBT SERVICE FUNDS	**12,444,791**	**1,163,229**	**410**	**1,700,100**	**3,520,085**
		ENTERPRISE FUNDS					
		WATER FUND					
5000	3410	Interest Income	124	258	-	-	-
5000	3801	Residential	8,781,966	9,967,359	11,823,026	11,586,565	11,560,000
5000	3802	Commercial	1,445,222	1,730,948	1,978,413	1,938,845	2,000,000
5000	3803	Industrial	384,248	490,755	609,688	597,494	645,494
5000	3805	City Departments to be Billed	216,373	246,447	341,037	334,216	350,000
5000	3806	Other Governmental Agencies	464,178	575,385	605,837	595,400	695,400
5000	3807	Private Fire Protection	66,759	76,340	63,551	67,180	65,836

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
5000	3821	Residential Connections	260,303	-	-	-	-
5000	3822	Commercial Connections	15,243	-	-	-	-
5000	3828	Other Emergency Connections	1,518	-	-	-	-
5000	3833	Contribution For Installation of Services	2,770	830	-	-	-
5000	3841	Turn On Charges	104,597	103,600	117,279	114,933	114,933
5000	3842	Penalties-Other	35	-	35	34	34
5000	3843	Resetting Meters	22,094	20,645	15,455	15,146	15,146
5000	3848	Miscellaneous-Water	16,685	7,017	3,310	3,244	3,000
5000	3870	Collection Fees	-	-	-	-	-
5000	3890	Mics Charges for Current Svcs	25,411	36,089	39,701	38,907	38,907
5000	3892	Scrap Metal Sales	-	1,505	-	-	-
5000	3890	Miscellaneous Charges IVR Fees	-	-	-	-	-
5000	3892	Scrap Metal Sales	513	-	-	-	-
5000	3980	Miscellaneous	17,821	6,495	18,590	18,218	10,000
5000	3990	Prior Year Reserve	-	-	-	-	641,842
		FUND TOTAL	**11,825,860**	**13,263,673**	**15,620,922**	**15,310,183**	**16,140,593**
		RICHLAND FARMS WATER FUND					
5001	3090	Interest and Penalties	-	-	-	-	-
5001	3130	Richland Farm Assessment	49,662	55,196	44,021	48,000	-
5001	3410	Interest Income	-	-	-	-	-
5001	3980	Miscellaneous Revenue	-	-	-	-	-
		FUND TOTAL	**49,662**	**55,196**	**44,021**	**48,000**	-
		MIDLAND PARK WATER TRUST					
5010	3410	Interest Income	**2**	**2**	-	-	-
5010	3410	Self Insurance Trust - Interest income	-	-	-	-	-
		FUND TOTAL	**2**	**2**	-	-	-
		CAPITAL IMPROVEMENT FUND					
5003	3410	Interest	4,526	3,439	305	120	50
5003	3808	Water CIP Revenue	2,705,663	2,939,133	3,347,648	4,200,000	4,000,000
5003	3970	Revenue Prior Year	-	-	-	14,419,172	11,044,950
5003	3980	Miscellaneous Revenue	-	-	-	-	-
		FUND TOTAL	**2,710,189**	**2,942,572**	**3,347,953**	**18,619,292**	**15,045,000**

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
		RUBBISH FUND					
5100	3410	Interest Income	7	11	1	1	1
5100	3670	Refuse Collection	8,673,433	6,467,540	9,755,792	10,500,000	10,554,880
5100	3722	Residential Bin Service	93,994	106,581	52,733	52,733	52,733
5100	3884	Administrative Fee	244,907	238,240	264,771	264,771	318,540
5100	3941	Principle & Interest/Hub City Contribution	126,373	119,497	163,495	163,495	163,495
5100	3942	Other Bond Revenue/Hub City	7,210	-	-	-	-
5100	3980	Miscellaneous Revenue	3,000	185,490	224,121	224,121	224,121
		FUND TOTAL	**9,148,924**	**7,117,359**	**10,460,913**	**11,205,121**	**11,313,770**
		SEWER					
5116	3410	Interest	460	426	389	389	870
5116	3761	Assessments	959,813	952,188	955,367	933,300	933,300
		FUND TOTAL	**960,273**	**952,614**	**955,756**	**933,689**	**934,170**
		CAPITAL IMPROVEMENT FUND					
5117	3410	Interest	1,953	1,681	224	224	120
5117	3809	Sewer Capital	1,929,114	1,875,018	1,876,486	1,875,018	1,875,018
5117	3970	Revenue Prior Year	-	-	-	12,933,648	8,933,648
5117	3980	Miscellaneous Revenue	-	-	-	-	
		FUND TOTAL	**1,931,067**	**1,876,699**	**1,876,710**	**14,808,890**	**10,808,786**
		GOLF COURSE FUND					
5200	3410	Interest	-	1	-	-	-
5200	3710	Golf Fees	78,091	97,080	78,541	78,500	78,500
		FUND TOTAL	**78,091**	**97,080**	**78,541**	**78,500**	**78,500**
		RECREATION PROGRAM FUND					
5300	3410	Interest Income	4	4	-	-	-
5300	3740	Recreation Program	29,257	1,235	134	240	24,000
5300	3740	Recreation Program	-	3,545	-	-	-
5300	3980	Miscellaneous Revenue	1,150	-	-	-	-
		FUND TOTAL	**30,411**	**4,784**	**134**	**240**	**24,000**
		TOTAL ENTERPRISE FUNDS	**26,734,479**	**26,309,979**	**32,384,950**	**61,003,915**	**54,344,819**

CITY OF COMPTON
2014-2015 REVENUES FORECAST - CITYWIDE REVENUES

Fund No	Object Code		ACTUAL REVENUES FY 2010-2011	ACTUAL REVENUES FY 2011-2012	ACTUAL REVENUES FY 2012-2013	REVISED BUDGET FY 2013-2014	PROPOSED BUDGET FY 2014-2015
		INTERNAL SERVICES FUNDS					
		WORKERS COMPENSATION FUND					
6300	3410	Interest Income	148	189	-	-	-
6300	3750	Insurance Charges/Other	-	-	-	-	-
6300	3930	Workers Compensation Insurance	4,437,726	2,172,207	2,012,272	2,325,400	2,445,982
6300	3980	Miscellaneous	-	-	-	-	
		FUND TOTAL	**4,437,874**	**2,172,207**	**2,012,272**	**2,325,400**	**2,445,982**
		GENERAL LIABILITY FUND					
6400	3410	Interest Income	-	65	-	-	-
6400	3571	Legal Recovery Fees	-	-	407,484	-	-
6400	3890	Miscellaneous Charges For Current Svcs	-	-	40	-	-
6400	3920	Contributions from Other Funds - GF	20,683,513	1,437,509	688,576	275,000	651,630
6400	3920	Contributions from Water	-	-	-	600,000	600,000
6400	3920	Contributions from Gas Tax 2300				200,000	200,000
6400	3920	Contributions from Sewer 5116				141,927	141,927
6400	3920	Contributions from Prop A	-	-	-	90,000	90,000
6400	3920	Contributions from CIP Sewer 5117	-	-	-	600,000	600,000
		FUND TOTAL	**20,683,513**	**1,437,574**	**1,096,100**	**1,906,927**	**2,283,557**
		EQUIPMENT RENTAL FUND					
6000	3410	Interest Income		10	-	-	-
6000	3882	Equipment Rental Charges	2,497,602	2,170,764	2,196,285	2,246,453	1,649,110
6000	3980	Misc Revenue	13,690	-	-	-	-
		FUND TOTAL	**2,511,292**	**2,170,764**	**2,196,285**	**2,246,453**	**1,649,110**
		CENTRAL DUPLICATING FUND					
6200	3410	Interest Income	5	6	-	-	-
6200	3881	Reproduction Charges	576,953	308,096	241,555	278,000	278,000
		FUND TOTAL	**576,958**	**308,102**	**241,555**	**278,000**	**278,000**
		TOTAL INTERNAL SERVICE FUNDS	**28,209,637**	**6,088,647**	**5,546,212**	**6,756,780**	**6,656,649**
		GRAND TOTAL	$ 199,006,952	$ 131,519,853	$ 135,939,490	$ 168,954,940	$ 168,724,067

#9-

#9.

ATTACHMENT

III

FIRST QUARTER

CASH FLOW

Appendix F

Costs by Department - All Funds
As of September 30, 2014

Department Name	Dept No	Original Budget FY 2014-2015	Adjusted Budget FY 2014-2015	Actual Year-To-Date 09/30/2014	Percentage Spent
City Council/ Mayor	40	$ 1,290,671	$ 1,290,671	$ 222,388	17%
City Attorney	42	7,174,219	7,224,919	1,562,451	22%
City Treasurer	44	769,867	769,867	150,438	20%
City Clerk	47	1,191,203	1,191,203	150,148	13%
Elections	48	242,500	242,500	-	0%
City Manager	51	6,154,513	6,501,015	1,381,289	21%
Personnel Dept	56	1,443,839	1,443,839	117,531	8%
General Services	60	5,906,818	5,908,705	1,008,304	17%
Non-Departmental	61	12,153,465	12,176,624	2,135,419	18%
City Controller	65	2,438,352	2,650,603	409,168	15%
Los Angeles County Sheriff	68	19,000,000	19,040,597	3,248,502	17%
Fire	69	17,146,437	17,255,651	3,804,659	22%
Public Works- Engineering	71	19,485,676	20,408,209	1,171,816	6%
Public Works - Street Maintenance	72	11,188,045	11,300,784	1,977,655	18%
Building & Safety Dept	77	4,243,812	4,325,084	605,032	14%
Planning & Economic Dev.	78	2,781,286	3,466,321	141,106	4%
Local Housing Authority	79	10,129,603	10,129,603	2,413,453	24%
Careerlink	81	448,006	448,006	88,847	20%
Parks & Recreation	84	4,533,828	4,778,526	850,286	18%
Water Dept	85-90	43,285,150	43,890,258	6,022,266	14%
Successor Agency	91	54,298,272	56,832,841	11,035,702	19%
Total		$ 225,305,562	$ 231,275,826	$ 38,496,460	17%

ATTACHMENT

IV

CITY OF COMPTON

GENERAL FUND CONTINGENCY RESERVE POLICY

City of Compton

General Fund Contingency Reserve Policy

PURPOSE: The City Council of the City of Compton has determined that sound financial management requires that sufficient funds be maintained by the City for unanticipated expenditures and revenue shortfalls during the course of the fiscal year as may be caused by economic downturns, natural disasters, and other unforeseen circumstances. Maintaining such funds will help sustain the delivery of essential services and reduce the need for short-term borrowing or deficit spending.

OBJECTIVE: The Council's objective is for adequate funds to be set aside in a contingency reserve fund in a planned and consistent manner and for these monies not to be spent for regular City expenditures or used to reduce existing taxes, fees, or assessments.

RESERVE FUND EXPENDITURES: The contingency reserve fund is established for the purpose of covering unanticipated revenue shortfalls ad paying non-recurring and unanticipated expenditures of the City. To that end, the Council will only authorize the use of the contingency reserve fund to alleviate unanticipated short-term budgetary issues such as revenue shortfalls or unforeseen expenses. Any expenditure of the reserve fund for such purposes shall require the votes of four members of the Body at a duly noticed, regular meeting of the Council.

RESERVE FUND APPROPRIATIONS: To assure the sustainability of the City's budget, the Council shall establish a minimum contingency reserve fund goal of 10% of General Fund expenditures. The funding of the contingency reserve shall take place as an integral portion of the annual budget process. The City Manager, in submitting a proposed annual budget, shall include an amount to be added to the contingency reserve to bring the reserve to the 10% level by the fiscal year 2016. In each budget year thereafter, the City Manager shall make recommendations, as part of the annual budget, to allocate funds to the reserve as needed to assure it is maintained at the appropriate level.

REVIEW: The Council shall review this reserve policy annually, as part of the budget review and adoption process. However, the minimum reserve goal of 10% shall not be lowered, nor this policy abolished, without a vote of four members of the elected Body at a duly noticed, regularly scheduled meeting of the Council. Nothing in this policy shall preclude the Council from allocating funds to the reserve in excess of the 10% goal.

#9.

ATTACHMENT

V

GENERAL FUND

KEY LIABILITIES

Key Liabilities Projections

- $42M long term deficit requiring annual payments of $1.3M to $3.5M in coming years (This number has now been reduced to $37M)
- Lease Revenue Bond debt obligations shifting to the General Fund ($1.150M in this year)
- $843 of negotiated employee savings end, beginning this fiscal year
- This year's budget includes the above liabilities, as will budgets in future years.

ATTACHMENT

VI

ADDITIONAL

PROPERTY TAX

ATTACHMENT

VII

FIRE DEPARTMENT

PERSONNEL SUMMARY

#9.

GENERAL FUND
BUDGET MOVEMENT

ADDITIONAL REVENUES (ENHANCEMENT):	**AMOUNT:**
Additional Property Tax (LA County)	$ 6,277,260
One Time Contract Renewal (Waste Services)	$ 500,000
EMLAC	$ 900,000
TOTAL REVENUES:	**$ 7,677,260**

LESS ADDITIONAL EXPENDITURES:	**AMOUNT**
DOF Payment (General Liability)	$ 4,105,700
DOF Payment (CRA Refund)	$ 544,178
Salary Adjustment	$ 31,080
Horticulture Expenses (Parks)	$ 40,000
City Clerk (Granicus)	$ 15,000
Scanner Expenses	$ 35,823
(3) Firefighters	$ 105,000
Recreation Leaders	$ 58,482
Cisco License Fee	$ 95,000
Labor Negotiations	$ 1,200,000
Employee Training and Development (HR)	$ 45,000
TOTAL:	**$ 6,275,263**
GENERAL FUNDS REVENUES ENHANCEMENTS REMAINING:	**$ 1,401,997**

RESOLUTION SIGN-OFF FORM

DEPARTMENT: **City Management**

RESOLUTION TITLE: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE 2014-2015 FISCAL YEAR BUDGET TO REFLECT THE REVENUES AND EXPENDITURES REPORTED IN THE FIRST QUARTER BUDGET REPORT.**

<ManagersName> — DEPARTMENT MANAGER'S SIGNATURE

<ManagersDate> — DATE

REVIEW / APPROVAL

<LegalName> — CITY ATTORNEY

<LegalDate> — DATE

<ControllerName> — CITY CONTROLLER

<ControllerDate> — DATE

<CityManager> — CITY MANAGER

<CityManagerDate> — DATE

Use when:	
Public Works:	When contracting for Engineering Services.
City Attorney:	When contracting for legal services; contracts that require City Attorney's review.
Controller/Budget Officer:	Amending Budget; appropriating and/or transferring funds; adding and/or deleting positions; any resolution having account numbers.
Asst. City Manager/OAS:	All personnel actions.

October 28, 2014

TO: HONORABLE MAYOR AND COUNCIL MEMBERS

FROM: CITY MANAGER

SUBJECT: UPDATE ON HOUSING SUCCESSOR AGENCY-OWNED PROPERTY LOCATED AT 950 WEST ALONDRA BOULEVARD

BACKGROUND

On April 2, 2014, the Successor Agency initiated an RFP process to solicit proposals from prospective developers to purchase and develop certain Agency-owned property located at 950 W. Alondra Boulevard for residential development. Accordingly, the RFP was published in the Daily Breeze, Long Beach Press Telegram, and the City's website. Deadline for submission of proposals was scheduled on April 24, 2014 at 6:00PM. Prospective developers who responded to the RFP included: Bridge Financial Advisors, Inc, Levy Affiliated Holdings LLC, Yadidi Investment Group, East LA Corporation and Army Toefl Investment Group, Inc. (ATIG).

On July 2014, the Successor Agency scheduled a presentation to council to update council members on the outcome of the RFP process. However, the agenda item was postponed, pending further investigation to determine the cost of demolishing and removing unfinished dilapidated wooden structures at the site. This report constitutes an update of events that have transpired since then, culminating in the selection of the most qualified developer to acquire and develop the City owned property at 950 West Alondra Blvd.

STATEMENT OF THE ISSUE

The Successor Agency acquired the partially completed 28 unit townhomes through a foreclosure process to cause a development outcome that would foster neighborhood stability. The removal of blight and the utilization of underutilized land for development of affordable housing for first time homebuyers is the driving force behind the Agency's objective for the subject property.

For the past several years, the unfinished project has experienced prolonged neglect, transforming the dilapidated wooden structures into an eyesore to the residential neighborhood, a haven for vagrancy, and a major fire hazard. Consequently, demolition and removal of debris from the site is imperative prior to future development. According to data obtained from demolition contractors, cost of site clearance including removal of dilapidated wooden structures would range between $177,921- $476,900 (see Exhibit A). In light of the huge cost of demolition, it was deemed prudent for the ultimate selected developer to absorb the demolition cost.

The unfinished townhome is adjacent to the Calvary Community Church of the City of Compton (prior owner of subject site). Calvary Church has requested reimbursement from the Agency/City for certain common area construction expenses incurred on the townhomes prior to adjacent

acquisition of the unfinished townhomes. Pursuant to past negotiations with the Church representatives, it has been understood that the reimbursement obligation would be incorporated into in a future disposition agreement in favor of Calvary Church.

Proposal Evaluation Matrix

In the context of the pre-existing conditions (demolition and reimbursement), Agency rated each developer's proposal based on the following criteria (Exhibit B)

Development Team Qualification- 5 points
Purchase Price offered for acquisition of the property- 10
Projected financial Pro-forma – 5 points
Sales Price- 5 points
Lender Commitment- 5 points

ANALYSIS

All the developers presented quality proposals (based on the above) for acquisition and completion of the 28 single family homes in accordance with the RFP. However, out of the proposals, two developers Yadidi Investment Group and the Army Toefl Investment Group committed to provide upfront cash for the acquisition of the property. A developer's ability to purchase the property with upfront cash prior to project construction demonstrates:

- A good faith commitment to proceed and complete the development;
- City's ability to minimize exposure and liability in the event of project abandonment;
- Opportunity for the City/Agency to recoup its initial investment in the real estate transaction;
- Prudent use of public funds.

Army Toefl offered an upfront cash of $280,000 while the Yadidi Group offered a higher upfront cash of $350,000. The agency assumes that the successful bidder included within its proposal a commitment to absorb the demolition cost component of the 28 townhome development.

On the basis of the foregoing, staff determined that Yadidi Investment Group, Inc., is the most qualified and responsive bidder to purchase the site. The following presents a snapshot of the proposal evaluation process (Exhibit B).

East LA Community Corporation
The East LA Community Corporation offered a purchase price of $1.00 for the site. In the event the purchase price was not acceptable, the developer presented alternative proposal which requested the City/Agency to subordinate a purchase price to a construction loan under second trust deed arrangement.

Analysis
The East LA proposal was flawed on several grounds. First, the purchase price of $1.00 was the lowest offer for site acquisition. Second, the developer's proposal to defer payment of site

acquisition pending project completion followed by a forgiveness clause is not prudent use of public funds. Third, failure to pay upfront exposes the City to liability in the event of project abandonment or foreclosure. Total score (21 pts)

Bridge Financial Advisors
Bridge Financial Advisors proposes to purchase the property at a residual value of $517,784. The developer requests the acquisition to be structured in a form of second trust deed against the property following completion of the homes.

Analysis
Developer's inability to provide upfront cash for land acquisition weakens his financial strength. Furthermore, deferment of land purchase pending completion weakens the leveraging strength of the City in the event of bank foreclosure or property abandonment. Total Score (23 pts).

Yadidi Investment Group
Yadidi Investment Group proposes to purchase the property for three hundred fifty thousand Dollars ($350,000.00). To justify his commitment and financial capacity, the developer agrees to provide upfront cash for site acquisition.

Analysis
Yadidi's proposal provides several benefits to the community. The developer's willingness to provide upfront money to purchase the property substantiates his financial credibility to complete the project. Additionally, developer's upfront case payment minimizes the City/Agency liability to the project in the event of a foreclosure, or abandonment. Total Score (30 pts)

Army Toefl Investment Group
Army Toefl Investment Group proposes to purchase the property for upfront cash of Two Hundred Eighty Thousand Dollars ($280,000.00). Additionally, developer proposal entail upfront purchase of the land. Developer's proposal provides several benefits to the community.

Analysis
Developer's willingness to provide upfront money to purchase the property substantiates his financial credibility to complete the project. Second, developer's initial investment in the projects would preclude abandonment and minimizes the City/Agency liability in the event of a foreclosure or bank default Total Score (25 pts)

Levy Affiliated Holding
Developer proposes to pay the City upon completion of the development for $500,000.
Developer's inability to provide upfront cash for land acquisition weakens his financial strength. Furthermore, deferment of land purchase pending completion weakens the leveraging strength of the City in the event of bank foreclosure or property abandonment. Total Score (22 pts)

SELECTED DEVELOPER

On the basis of the foregoing, staff has determined that Yadidi Investment Group provides a superior proposal for the purchase and development of the site for the preferred use. Yadidi Group would pay $380,000 in upfront cash for acquisition of the property. By providing the highest upfront cash for the property, the developer has demonstrated a verifiable and concrete commitment to acquire and develop the site. Furthermore, such a commitment minimizes the City's liabilities in the event of project abandonment and any other hazards. Yaddidi Investment Group will provide approximately $4,885,352 in total development cost (i.e., acquisition cost, construction costs, indirect construction costs, indirect construction costs and closing costs) to complete and sell the 28 units (See Pro-forma) at $200,000.00.

Yadidi Investment Group, Inc has teamed up with Gabai Construction, Inc, an award winning General Contractor and developer with projects spanning all of LA, Orange, San Bernardino and Riverside Counties. The developer brings experience in acquisitions, design, development, construction. Gabai and his team have received multiple Design, Development & Building Improvement Awards from various organizations in industry associations, including: The City of Beverly Hills, The Los Angeles Business Journal, The County of Los Angeles, The City of Los Angeles and The Los Angeles County Sherriff's Department. For the past 26 years, Gabai Construction has completed over 200 residential and commercial properties.

PROJECT FEASIBILITY AND HOUSING AFFORDABILITY

Staff has researched and performed housing market analysis of comparable units sold in the subject area within a twelve month period. The market analysis suggests that sales for homes sold within the period for similar development range from $175,000 to $200,000 (See Exhibit C). For a total development cost of $4,885,352 per the developer's pro-forma (i.e., acquisition cost, construction costs, indirect construction costs, indirect construction costs and closing costs), the developer has proposed a projected sales price of $200,000 for each townhome.

The affordability or financing gap for a qualified homebuyer represents the difference between the market rate sales prices (i.e., $200,000) that can be achieved, and the sales prices affordable to the target income groups. To ensure that the homes become affordable to low and moderate income homebuyers, the Agency has set aside Tax Allocation Bond – Series A in the form of silent second mortgage subsidy (i.e., approximately $50,000 subsidy per income qualifying buyer) to bridge an anticipated financing gap for the prospective homebuyers.

ECONOMIC BENEFITS

The subject property is located at a major arterial thoroughfare in the City. The construction of a high quality housing development project, as proposed by the developer, will offer several economic benefits to the City, such as:

1. The City will receive increased property tax revenue, because the property currently does not participate in the property tax roll as public land. Once the development is completed,

the project is estimated to have a value of approximately total private investment of over $6 million dollar into the City.

2. The City of Compton, acting as the Successor Housing Agency would receive $350,000 in land sales proceeds for implementation of housing related activities eligible under the California Redevelopment Law.

3. Attracting new Moderate Income families (Household Income of $65,000) into the City of Compton.
    1. Increase the City of Compton's – Median Household Income Levels
        1. FY 2000: $48,474 and FY 2010:$50,000
        2. Increase of disposable income into the City's Economic Tax base

DEVELOPMENT IMPACT ANALYSIS

Public Safety:

1.) Physical Blight (Eliminate):
    a. The removal of blight, the rededication of underutilized land for a specific high-use purpose, improved aesthetic appearance of an area will tend to deter criminal activity. The reason being that new development creates an increase of pedestrian and auto traffic into the area and increased security and lighting, which presents a less attractive environment for criminal activity to be present.

City's Infrastructure:

1.) Public Works Department: The Public Works Department will comment on the project as part of the City's development entitlement process.

2.) Compton Water Department: The Compton Water Department will comment on the project as part of the City's development entitlement process.

FISCAL IMPACT

The Successor Agency has funds allocated in its 2010 Tax Allocation Bond – Series A housing proceeds for this project to assist First Time Homebuyers. These funds will have to be transferred to the City prior to disbursement.

RECOMMENDATION

Staff respectfully requests the City Council provide direction to:

1) Authorize the City Manager to return with a resolution to enter into a Purchase and Sale Agreement with Yadidi Investment Group, Inc in connection with certain Successor Agency-owned property located at 950 W. Alondra Boulevard in the City of Compton or;

2) Direct staff to rebid the project utilizing an outside agency/consultant to insure transparency in the RFP process. Allow the Developer to bid to finish existing units or propose a new configuration of affordable for sale single family or Condominium housing units. Direct the City Manager to identify in the RFP a statement or clause requiring the developer to reimburse Calvary Baptist Church for common area improved.

G. HAROLD DUFFEY
CITY MANAGER

Letter of Interest-

930 W. Alondra Blvd, Compton, CA 90220

Yadidi Investment Group, Inc.
Gabai Construction, Inc.

April 7, 2014

Dr. Kofi Sefa-Boakye
City of Compton
205 South Willowbrook Avenue
Compton, California 90220

Re: Proposed Deal Points for Acquisition and Development- 930 W. Alondra Blvd, Compton, CA 90220

Dear Dr. Kofi,

Yadidi Investment Group, Inc. in conjunction with Gabai Construction, Inc. ("Buyer") proposes to purchase the property described below (the "Property) from the City of Compton ("Seller") on the terms and conditions set forth in this letter agreement (this "Agreement"). Upon satisfactory inspections of the property, a new Corporation will be created specifically for this project.

1. Property- Approximately 1.59 acres located at at 930 W. Alondra Blvd, Compton, CA 90220.

2. Proposed Development Projects. Buyer proposes to complete development of 28 For Sale Townhomes/condominiums consisting of seven partially completed three story townhouse style buildings containing 28 three bedroom, 1700 square feet, two and a half bath condominium units with attached garages and a 2 story community building.

3. Purchase Price. The Purchase price for the Property shall be Three Hundred Fifty Thousand Dollars ($350,000.00) paid all cash at the Close of Escrow.

   The Purchase Price is based on the assumption that the city, government, entitlement fees and building permit fees for Buyer's proposed project (the "Project Fees") have been paid by previous developer. If the Project Fees have not been paid in full, then the Purchase Price shall be reduced on a dollar per dollar basis.

4. Cash Offer and Cash Financing Statement- Buyer proposes all cash purchase of the existing property and all cash financing for completion of the condo project. Buyer maintains an option to convert all cash financing to bank or alternative lender financing, should the result of property inspections allow for 3rd party lending on existing structure. Cash offer is contingent

upon satisfactory inspection results of property, including: inspections by 3rd party subcontractors, insurance personnel, environmental inspectors, subcontractor review of current conditions and a review of existing permits, plans and inspections.

5. Deposit/Escrow. Upon the execution of a Purchase and Sale Agreement, Buyer shall deliver a check in the amount of Ten Thousand Dollars ($10,000.00) (the "Deposit") to Escrow of the West ("Escrow Agent") and will open Escrow by delivering a fully executed copy of the Purchase and Sale Agreement to Escrow Agent ("opening Date"). If Buyer approves of the results of the feasibility investigation, then the Deposit shall become nonrefundable except for a Seller default. The Deposit shall be applicable to the Purchase Price.

6. Feasibility Investigations. For One Hundred Twenty (120) days after the Opening Date (the "Feasibility Period"), Buyer shall have the right to enter the Property to conduct any inspections and tests that Buyer deems appropriate and determines to Buyer's satisfaction the feasibility of purchasing the Property. If Buyer does not deliver written notice of approval of its feasibility investigations to Seller before the end of the Feasibility Period, then Escrow shall be terminated, Escrow Agent shall refund the Deposit to Buyer and Buyer shall have no further obligations to Seller.

7. Entitlements and Permits. The Seller commits to assisting buyer obtain copies of all existing permits, plans, inspection reports and other documents and information regarding the Property in a timely manner.

8. Close Date. The Close of Escrow shall occur upon the approval of all Property Conditions and within sixty (60 days) after Feasibility Investigations.

9. Environmental, or other unknown Conditions. The parties agree that the Purchase Price is based on the assumption that there are no adverse environmental or otherwise unknown conditions that exist at the property. The parties acknowledge that if Buyer determines that adverse environmental or other unknown conditions do exist at the Property, then parties shall negotiate in the good faith, prior to expiration of the Feasibility Period to resolve the matter.

10. Non-Binding Agreement. This agreement is a non-binding agreement. Parties agree to exclusivity negotiate in good faith a Purchase and Sale Agreement under the terms outlined in this agreement.

11. Acceptance. This offer shall be terminated and be of no further force or effect after 5:00 P.M on June 26, 2014.

PRO FORMA FOR 950 W. ALONDRA, COMPTON CA

REVENUE

Plan	SF/Unit	# Of Units	Total Value	Value Per Unit	Per S.F/House	% of Revenue
Condo/Townhomes	28 Units @ 1,700 sqft= 47,600	28	$ 5,600,000	$ 200,000	$ 117.65	100.00%
Community Room (unkown sqft, Appx 2,000)	2,000	1	$ -	0		100.00%
Total Sqft (including community Room)	49,600					
Total Revenue			**$ 5,600,000**	**$ 200,000**	**$ 117.65**	**100%**
COSTS						
Land			$ 350,000	$ 12,500	$ 7.35	6.25%
Government Fees			$ -	$ -	$ -	
Finished Lot Cost			**$ 350,000**	**$ 14,286**	**$ 7.35**	**6.97%**
Direct Construction (Breakdown on next page)			$ 3,112,000	$ 111,142.86	$ 62.74	55.57%
Project Management Fees			$ 155,600	$ 5,557.14	$ 3.14	2.78%
Supervision Fees			$ 155,600	$ 5,557.14	$ 3.14	2.78%
Property Taxes			$ 5,000	$ 178.57	$ 0.10	0.09%
Workers Comp & General Liability Insurance			$ 100,000	$ 3,571	$ 2.02	1.79%
Condominium Construction Insurance & Warranty			$ 300,000	$ 10,714.29	$ 6.05	5.36%
Contingency			$ 155,600	$ 5,557.14	$ 3.14	2.78%
Construction Overhead Expense			$ 155,600	$ 5,557.14	$ 3.14	2.78%
Attorney Fees for HOA, CC&Rs document preparation and development			$ 10,000	$ 357.14	$ 0.20	0.18%
Professional Fees			$ 50,000	$ 1,786	$ 1.05	0.89%
Other Capitalized Operating Costs			**$ 4,199,400**	**$ 149,978.57**	**$ 83.46**	**73.92%**
Financing Fees and Points			$ 83,988	$ 2,999.57	$ 1.76	1.50%
Cost of Capital			$ 251,964	$ 8,998.71	$ 5.29	4.50%
Total Capitalized Financing Fees/Interest			**$ 335,952**	**$ 11,998**	**$ 7.06**	**6.00%**
TOTAL COST OF SALES			**$ 4,885,352**	**$ 174,476.86**	**$ 102.63**	**87.24%**
GROSS MARGIN			**$ 714,648**	**$ 25,523.14**	**$ 15.01**	**12.76%**
Commissions/Closing Costs			$ 406,000	$ 14,500	$ 8.53	7.25%
Expensed Marketing			$ 15,000	$ 536	$ 0.32	0.27%
Total Selling / G&A Costs			**$ 421,000**	**$ 15,036**	**$ 8.84**	**7.52%**
NET MARGIN			**$ 293,648**			**5.24%**

#10

CONSTRUCTION COSTS

	Per Unit			Total
Framing- remove & replace the damaged exterior plywood	$ 4,821.43			$ 135,000.00
Rough & finish electrical	$ 6,428.57			$ 180,000.00
Rough & finish plumbing	$ 10,714.29			$ 300,000.00
Roofing-flat	$ 5,714.29			$ 160,000.00
Drywall. Smooth ready to paint	$ 13,571.43			$ 380,000.00
Doors & windows allowance	$ 7,142.86			$ 200,000.00
Stucco (sand finish)	$ 9,642.86			$ 270,000.00
Scaffolding	$ 3,214.29			$ 90,000.00
Cabinets & countertops	$ 4,000.00			$ 112,000.00
Appliances (Including installation)	$ 5,000.00			$ 140,000.00
Flooring- Carpet, wood & tile combination.	$ 9,285.71			$ 260,000.00
Railing	$ 1,071.43			$ 30,000.00
Hardware	$ 1,785.71			$ 50,000.00
Low voltage wiring	$ 1,071.43			$ 30,000.00
Landscaping, Concrete & front yards	$ 11,607.14			$ 325,000.00
Entry gate	$ 1,071.43			$ 30,000.00
Removal of trash	$ 1,785.71			$ 50,000.00
Property walls	$ 6,964.29			$ 195,000.00
Community Room expenses	$ 175,000.00			$ 175,000.00
Total Hard Construction Costs	**$ 111,142.86**			**3,112,000.00**

This preliminary bid to complete the 28-unit condominium/townhome (and community center) development bid does not include the following fees: Architectural, Engineering, Deputy Inspectors, Permits, Entitlement, or Condominium Recordings. Further investigations into the plans, permits, and inspections will provide more information necessary for a more precise assessment

#10.

12 Month Comparable Analysis

Highest 5 Sold Comarables Highlighted for Condo Properties up to 2,000 sqft

ADDRESS	Selling Price	BR	BATHS	SF	SP / SF	YB	LIST DATE	SOLD DATE	MLS
113 Racquet Club Drive	$ 200,000.00	3	3.00 (3 0 0 0)	1,604.0	124.69	1988	8/16/2013	1/9/2014	SR13166082CN
500 North Willowbrook Avenue #S4	$ 195,000.00	4	4.00 (4 0 0 0)	1,480.0	131.76	2007	3/18/2013	12/5/2013	AR13056054MR
1709 E 126TH ST	$ 179,000.00	3	2.00 (0 0 0 0)	1,642.0	109.01	2002	2/19/2013	6/17/2013	13-653263
185 RACQUET CLUB DR #185	$ 175,000.00	3	3.00 (2 0 1 0)	1,604.0	109.1	1989	10/29/2013	1/29/2014	13-715339
120 West Myrrh Street	$ 175,000.00	3	3.00 (3 0 0 0)	1,446.0	121.02	1982	8/18/2013	11/14/2013	PW13166910MR
Averages	**$ 184,800.00**			**1555.2**	**119.12**				

(+) Make positive adjustments for larger Square Footage on Alondra
(+) Make positive adjustment for newer age built on Alondra

(-) Make negative adjustments for location, Airport across the street and general position of Condos vs comparables

Max Projected Sale Price of each unit= **$200,000** or lower depending on appraisal at time of sale

Bottom

Last Run: 03/03/2014 at 3:29:00 PM **Status:** Sold **Sold Date:** 03/03/2013 to **Living Area/Bldg SQ. FT.:** 0 to 1,900 **City:** compton

Active (0) | Backup (0) | Hold (0) | Pend (0) | Sold (18) | Leased (0) | Exp (0) | Cancel (0) | With (0) | All (18 of 18)

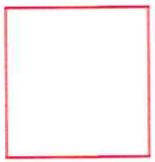
0	PH	PHOTO	S	AR	Address	U #	LP	BR	BATHS	SF	SP/SF	HOD	YB	Map	LD	ST Date	SP	MLS #	Doc(s)	LCD	Ch Type	D.O.M.	List Agent 1
1	24		S	1140	159 South Wilmington Avenue #E	#E	$85,000	3	2.00 (2 0 0 0)	1,164	$77.32	$200.00	1984		06/11/13	09/19/13	$90,000	W13111653MR	2	09/19/13	Sold	10	David Jervis
2	7		S	1138	159 South Wilmington Avenue #A	#A	$135,000 ⇧	3	2.00 (2 0 0 0)	1,137	$83.55	$200.00	1984		02/12/13	01/31/14	$95,000	W13023614MR		02/03/14	Sold	351	Michael Davis
3	26		S	1138	860 West Alondra Boulevard		$88,000	2	3.00 (2 0 1 0)	1,369	$71.59	$344.00	1985		02/20/13	05/22/13	$98,000	W13028244MR	2	05/23/13	Sold	10	David Jervis
4	1		S	1139	835 W RAYMOND ST #43	#43	$107,502 ⇩	3	3.00 (1 1 0 0)	1,419	$74.00	$0.00	1985	734/H5	09/05/12	06/19/13	$105,000	2-622837		06/19/13	Sold	274	Laura J Mattick
5	25		S	999	152 Racquet club		$100,000	4	3.00 (2 0 1 0)	1,848	$60.06	$300.00	1989		01/01/13	06/06/13	$111,000	V13000631MR		06/07/13	Sold	156	Lisa DiMercurio
6	14		S	1141	820 West Compton Boulevard #2	#2	$105,000	3	3.00 (2 0 1 0)	1,349	$94.14	$200.00	1997		01/28/13	03/28/13	$127,000	W13012350MR		04/02/13	Sold	11	Jesse Aguayo
7	19		S	1140	815 West Raymond Street		$110,000	3	3.00 (2 0 1 0)	1,417	$109.39	$344.00	1985	734/H5	06/13/13	07/17/13	$155,000	B13113022MR		07/20/13	Sold	14	Terry Russell
8	23		S	1140	850 West Alondra Boulevard		$159,000 ⇩	2	3.00 (3 0 0 0)	1,368	$116.23	$344.00	1985		04/27/13	07/31/13	$159,000	R13076689CN		08/05/13	Sold	95	Ashish Trivc..
9	18		S	999	1711 East 126th Street		$169,900	3	2.00 (2 0 0 0)	1,463	$112.78	$150.00	2002		06/04/13	07/26/13	$165,000	R13104970CN		07/26/13	Sold	52	Timothy Pai
10	28		S	1140	500 North Willowbrook Avenue #G-1	#G-1	$170,000 ⇧	2	3.00 (3 0 0 0)	1,240	$136.29	$243.00	2010		03/05/13	05/21/13	$169,000	V13036426MR		05/21/13	Sold	76	REBECCA MARTINEZ
11	21		S	1140	1701 East 126TH Street		$170,000 ⇩	4	3.00 (2 0 1 0)	1,642	$103.53	$150.00	2002	734/G1	10/25/12	06/11/13	$170,000	839173SC		06/12/13	Sold	113	Mark Shandrow
12	8		S	1140	500 North Willowbrook Avenue #Q1	#Q1	$170,000 ⇩	2	3.00 (2 0 1 0)	1,240	$139.52	$229.00	2008		02/12/13	08/02/13	$173,000	W13066881MR		08/05/13	Sold	71	Lourdes Silva
13	7		S	1140	120 West Myrrh Street		$175,000	3	3.00 (3 0 0 0)	1,446	$121.02	$175.00	1982		08/18/13	11/14/13	$175,000	W13166910MR		11/14/13	Sold	30	Kevin Wheaton
14	13		S	1140	500 North Willowbrook Avenue #M8	#M8	$184,900	3	3.00 (3 0 0 0)	1,450	$120.69	$230.00	2009		01/15/13	03/1 /13	$175,000	B130 5656MR	2	03/18/13	Sold	10	Bertha Padilla

#10.

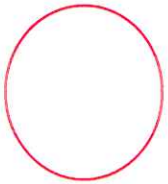
#10.

5	9		S	1140	185 RACQUET CLUB DR #185	#185	$165,000		3	3.00 (2 0 1 0)	1,604	$109.10	$280.00	1989	735/A4	10/29/13	01/29/1	$175,000	1	-7 5339			01/29/14	Sold	22	Kevin Taylor
16	13		S	1138	1709 E 126TH ST		$164,000 ⇩		3	2.00 (0 0 0 0)	1,642	$109.01	$150.00	2002	734/G1	02/19/13	06/1 /13	$179,000	1	-653 63			06/17/13	Sold	46	Wiley Sturns
17	20		S	1138	500 North Willowbrook Avenue #S4	#S4	$190,000 ⇧		4	4.00 (4 0 0 0)	1,480	$131.76	$242.00	2007		03/18/13	12/ 3/13	$195,000	A	1305 054MR			12/05/13	Sold	105	Karen de Mauricio
18	21		S	1140	113 Racquet Club Drive		$225,000		3	3.00 (3 0 0 0)	1,604	$124.69	$280.00	1988		08/16/13	01/0 /14	$200,000	S	1316 082CN	1		01/10/14	Sold	112	Al Levy

Top



Showing all sold for last 12 months in Compton. Sold Prices on Condos are selcted in the Box.



Top 5 Comparables are circled for review

February 28, 2011
An Advertising Supplement to the Los Angeles Business Journal

COMMERCIAL REAL ESTATE AWARDS

2011

On Thursday, February 24, the Los Angeles Business Journal hosted the 2011 Commercial Real Estate Awards. The event was held at the Hyatt Regency Century Plaza and was attended by more than 300 of Los Angeles' elite real estate professionals. The awards recognized the biggest, best and most notable commercial real estate projects and transactions of the past 18 months. The Business Journal honored the developers, general contractors and architects of ten outstanding developments in Los Angeles County. Additionally, the Business Journal paid tribute to the region's top commercial brokers and unveiled the most impressive dealings of the year. The event was sponsored by CB Richard Ellis, Allen Matkins, Majestic Realty, Lowe Enterprises, Watt Companies and Terranea Resort.

PRESENTING SPONSORS: | Allen Matkins | CBRE CB RICHARD ELLIS

This special advertising supplement did not involve the reporting or editing staff of the Los Angeles Business Journal.

#10

2011 COMMERCIAL REAL ESTATE AWARDS

Best Building/Tenant Improvement Project

Archway Medical
9033 Wilshire Blvd.
Beverly Hills

Architect: Sim & Associates, Inc.
Developer: Archway Holdings
General Contractor: Gabai Construction

This year's "Best Tenant Improvement Project" winner, Archway Medical, was acquired in 2008 as a functionally obsolete medical building. Developer Archway Holdings succeeded in repositioning the property as the most provocative, desirable, Class A Trophy medical office building in Los Angeles County valued conservatively at $1000 per sq. ft. The project has achieved a number of unexpected results, including obtaining lease rates that dramatically exceed those of competing buildings in the region; deriving substantial long-term energy efficiency savings; and securing two institutional quality anchor tenants occupying more than 50% of the project.

Despite the current recession, Archway Medical is now 100% occupied at the highest lease rates in Los Angeles. Further, Archway has obtained cost rebates from Southern California Edison for the energy efficiency of its curtain wall system.

#10

1950 WEST FLORIDA LLC

THE BOARDWALK
ANCHOR & SHOP SPACE AVAILABLE

NEQ Florida Avenue and Gilmore Street
Hemet, California

Features include:

- 94,000 SF Community Shopping Center
- Join Mimi's Cafe and Red Robin
- Anchor and Shop Space Available. Anchor Space up to 60,000 SF Available
- Strategic Location Next to Hemet Valley Regional Mall, in the Heart of the Main Retail Corridor for Hemet/San Jacinto
- Contemporary, Upscale Architecture, Tall Buildings with Wide Sign Bands for Maximum Visibility
- Covered Exterior Seating Areas Available for Restaurant Shops
- Projected Population Growth of 111% based on 54,000 New Homes Approved or Under Construction within the Hemet Trade Area.

For additional information contact:

1950 WEST FLORIDA LLC

Isaac Gabai
Email: **isaacgabai@gmail.com**
Tel. **310-864-9041**

DEMOGRAPHIC PROFILE

	1 Mile	3 Mile	5 Mile
2008 Population Est.	17,453	87,433	136,113
2008 Est. Daytime Pop.	6,675	30,130	36,415
2008 Est. Avg. HH Income	$38,438	44,287	48,204

Traffic Counts: 34,000 cars per day on Florida Avenue

18345 Ventura Blvd., Ste 500, Tarzana, CA 91356 Tel. 310.864.9041 Email: isaacgabai@gmail.com

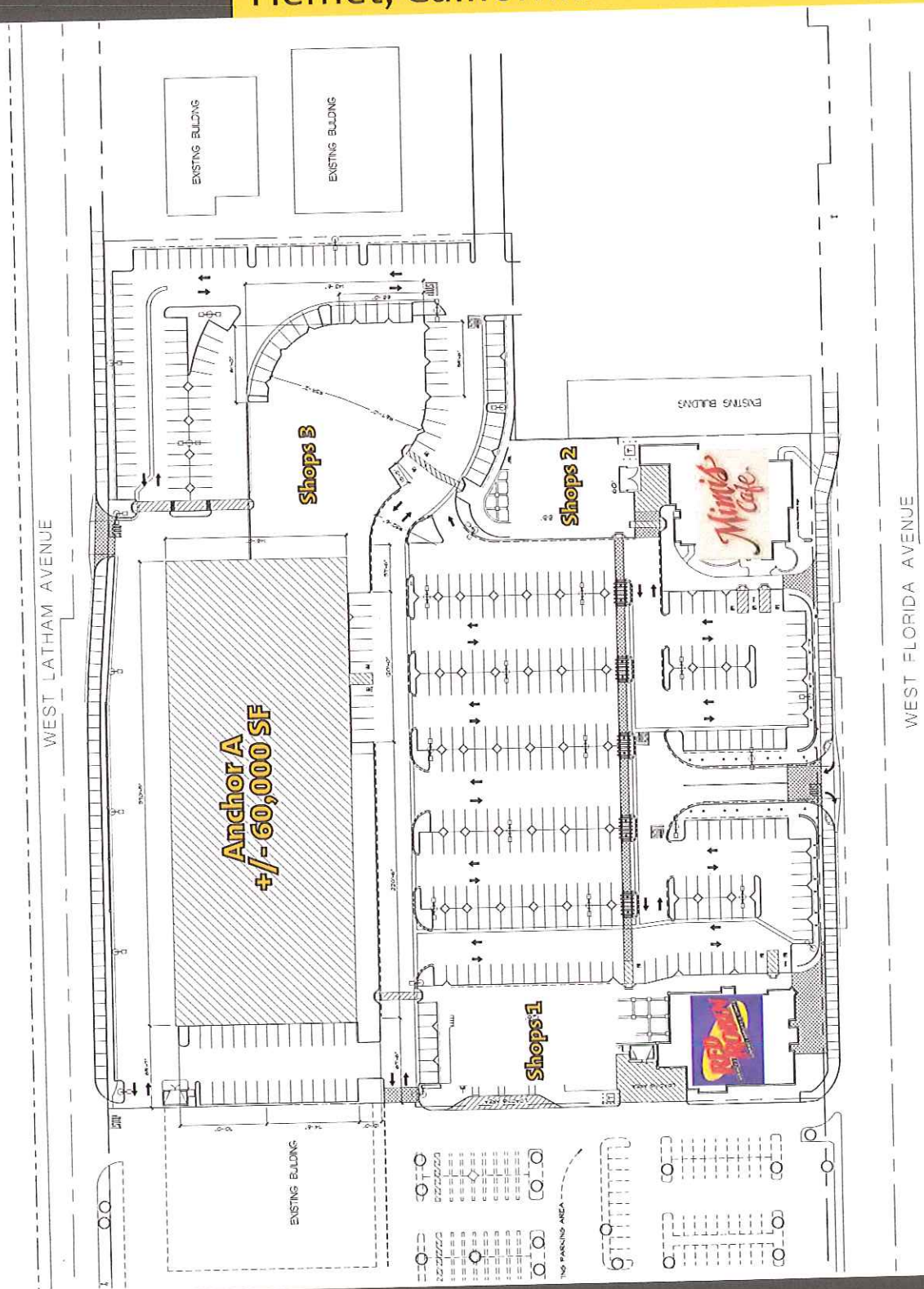
The information contained herein was obtained from sources believed reliable; however, Grubb & Ellis Company makes no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions prior to sale or lease, or withdrawal without notice.

FROM INSIGHT TO RESULTS

1950 WEST FLORIDA LLC

THE BOARDWALK
ANCHOR, PAD & SHOP SPACE AVAILABLE

NEQ Florida Avenue and Gilmore Street
Hemet, California



18345 Ventura Blvd., Ste 500, Tarzana, CA 91356 Tel. 310.864.9041

Email: isaacgabai@gamail.com

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FROM INSIGHT TO RESULTS

#10

GABAI CONSTRUCTION, INC.

REAL ESTATE DEVELOPMENT & CONSTRUCTION
12340 Santa Monica Blvd. Suite 224
Los Angeles, CA 90025
Tel (310)442-1126 Fax (310)442-0678
CA Contractors License #544687

Rafael Gabai
President

Gabai Construction, Inc. is an award winning General Contractor and Developer with projects spanning all of LA, Orange, San Bernardino and Riverside Counties. Mr. Gabai and his team have received multiple Design, Development & Building Improvement Awards from various organizations and industry associations, including: The City of Beverly Hills, The Los Angeles Business Journal, The County of Los Angeles, The City of Los Angeles and The Los Angeles County Sheriff's Department.

Gabai Construction, Inc. was established in February 1988. We specialize in development and re-construction of real estate such as residential, commercial and industrial buildings. We build homes, condominiums, multi-family, town-homes mostly in the Beverly Hills and surrounding Los Angeles area. For the past 26 years Gabai Construction has completed over 200 residential and commercial properties.

Gabai Construction, Inc. carries $1,000,000.00 Worker's Compensation Insurance and $2,000,000.00 Certificate of Liability Insurance. Our Contractor's State License Number is 544687. Below is a small sample of residential, commercial and industrial projects we have developed.

Commercial Buildings Completed

1- (Medical Building) 9025 Wilshire Blvd. Beverly Hills-Received an award for Best Building in Beverly Hills for 1995
Owner: Dr. Nissan Kahen Tel No. (213) 725-0167

2- (Market) 8730 Pico Blvd., Los Angeles
Owner: Mr. Rahim Golbari Tel No. (310) 659-7070

3- (Nessah Israel Temple) 1513 Franklin St., Santa Monica
Owner: Nessah Israel Tel. No. (310) 458-2218

4- (Dental Office) 3231 Pico Blvd., Santa Monica
Owner: Dr. Douglas Oswell Tel. No. (310) 829-7429

5- (Commercial Retail) 1250 S. Los Angeles St., Los Angeles
Owner: Mr. Fred Delijani Tel No. (310) 550-1020

6- (Medical Building) 12202 Washington Blvd., Venice
Owner: Dr. Soheil Hekmat Tel No. (310) 672-9000

7- (Office Building) 3751 Seville Avenue, Vernon CA
Owner: Mr. Leon Farahnik Tel No. (310) 473-7005

8- (Lakewood Mall) 2700 Carson St., Lakewood
Owner: Lakewood Real Estate Group
9735 Wilshire Blvd., Beverly Hills Tel No. (310) 274-0607

9- (Commercial Bldg.) 627 N. Robertson Dr., West Hollywood
Owner : Mr. Robert Zohoury Tel No. (310)293-4996

10- (Medical Bldg.) 240 S. La Cienega Blvd., Beverly Hills
Owner: Beverly Hills Medical Associates, LLC Tel No. (310) 652-0550

11- (Commercial Bldg.) 21355 Sherman Way, Canoga Park
Owner: Sterling Real Estate Group, LLC Tel No. (310)550-1020

12- (Medical Building) 9033 Wilshire Blvd. Beverly Hills- Received an Award for Best Building /Tenant Improvement Project 2011
Owner: Mr. Shaun Moghavem (310)276-7600

13- (Medical Building) 8901-8907-8929 Wilshire Blvd, Beverly Hills
Owner: Sterling Real Estate Group, LLC Tel No. (310) 550-1020

14- (Medical Center) 9735 Wilshire Blvd., Beverly Hills
Owner: Beverly Hills Triangle, LLC Tel No. (310) 550-1020

Residential Completed

1- 719 N. Roxbury Dr., Beverly Hills
Owner: Dr. Nejat Rostami Tel. No. (213) 484-4444

2- 916 N. Roxbury Dr., Beverly Hills
Owner: Mr. David Pourbaba Tel No. (323) 935-1103

3- 713 Euclid St., Santa Monica
Owner: Mr. Sayyah Tel No. (310) 395-5441

4- 1725 Wellesley Ave., Santa Monica
Owner: Mr. Rafael Gabai Tel No. (310) 442-1126

5- 1711 Wellesley Ave., Santa Monica
Owner: Mr. Rafael Gabai Tel No. (310) 442-1126

6- 1719 Wellesley Ave., Santa Monica
Owner: Mr. Rafael Gabai Tel No. (310) 442-1126

7- 825 12th St., Santa Monica- MERL Program (repaired 6 units)
Owner: Kourosh/Joseph Mahgerefteh Tel. No. (310) 722-2677

8- 525 N. Canon Dr., Beverly Hills
Owner: Dr. & Ms. Ghalili Tel No. (310) 275-8501

9- 253 S. Oakhurst Dr., Beverly Hills
Owner: Mr. Noori Ganji Tel No. (213) 683-1701

10- 525 N. Elm Dr., Beverly Hills
Owner: Mr. Sohrab Sassounian Tel No. (310) 394-5454

11- 20514 Roca Chica Dr., Malibu
Owner: 20514 Roca Chica, LLC Tel No. (310) 393-3771

12- 5325 Amestoy Avenue, Encino, CA
Owner: Mr. Saied Ohebshalom Tel No. (818) 266-5577

13- 10389 Almayo Ave., Los Angeles
Owner: 10389 Almayo Townhouses, LLC Tel No. (310) 393-3771

14- 717 N. Elm Drive, Beverly Hills
Owner: Dr. Shariar Daneshgar Tel. No. (310) 275-4801)

15- 1845 S. Beloit Ave., Los Angeles, CA
Owner: Beloit Apt., LLC (818)342-1700

16- 1001 N. Beverly Dr., Beverly Hills
Owner: Mr. Houshang Nassir Tel No. (213) 747-7171

17- 22516 Carbon Mesa Rd., Malibu
Owner: 22516 Carbon Mesa, LLC Tel No. (310) 393-3771

18- 10535 Rocca Place, Los Angeles, CA
Owner: Mr. Nader Kashfian Tel No. (818) 708-3701

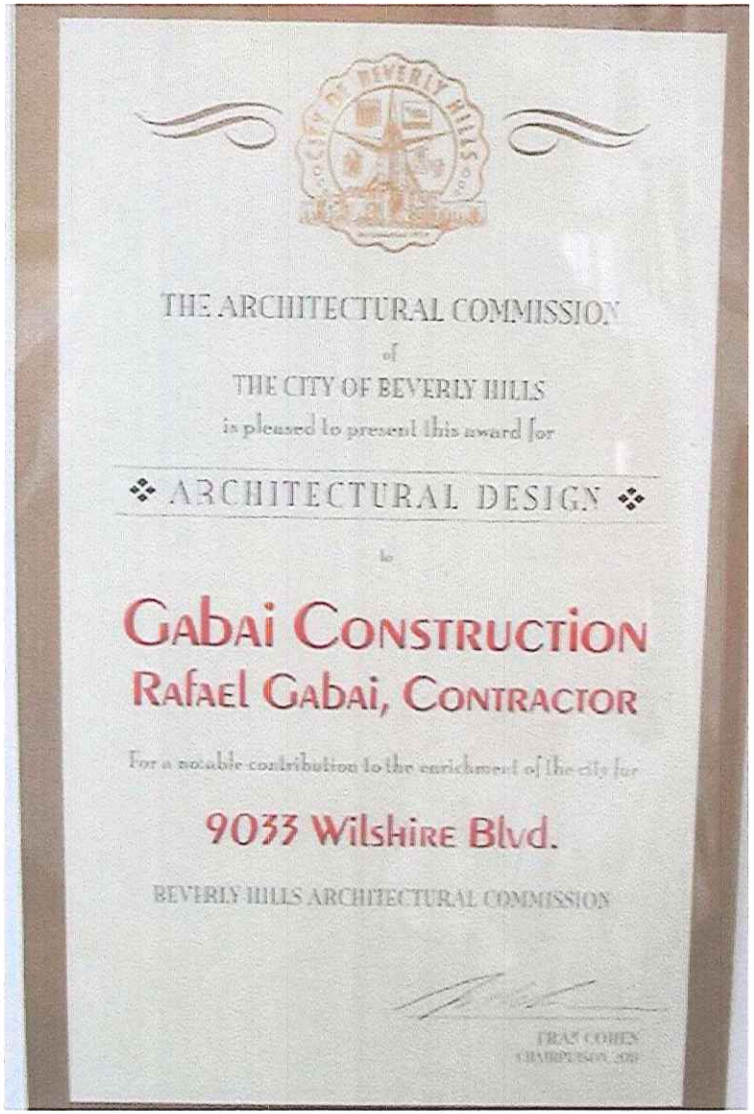
19- 1211 Laurel Way, Beverly Hills, CA
Owner: Mr. Michael Delijani Tel No. (310) 550-1020

Restaurant Building Completed

1- Tesoro Restorante
300 S. Grand St., Los Angeles, CA
Owner: David Harouni Tel No. (213) 680-0000

2- Wave Restaurant
8500 W. Beverly Blvd., Los Angeles, CA
Owner : Sia Amiri Tel No. (310)849-9823

#10.



THE ARCHITECTURAL COMMISSION
of
THE CITY OF BEVERLY HILLS
is pleased to present this award for

ARCHITECTURAL DESIGN

to

GABAI CONSTRUCTION
RAFAEL GABAI, CONTRACTOR

For a notable contribution to the enrichment of the city for

9033 WILSHIRE BLVD.

BEVERLY HILLS ARCHITECTURAL COMMISSION

ERAS COHEN

County of Los Angeles

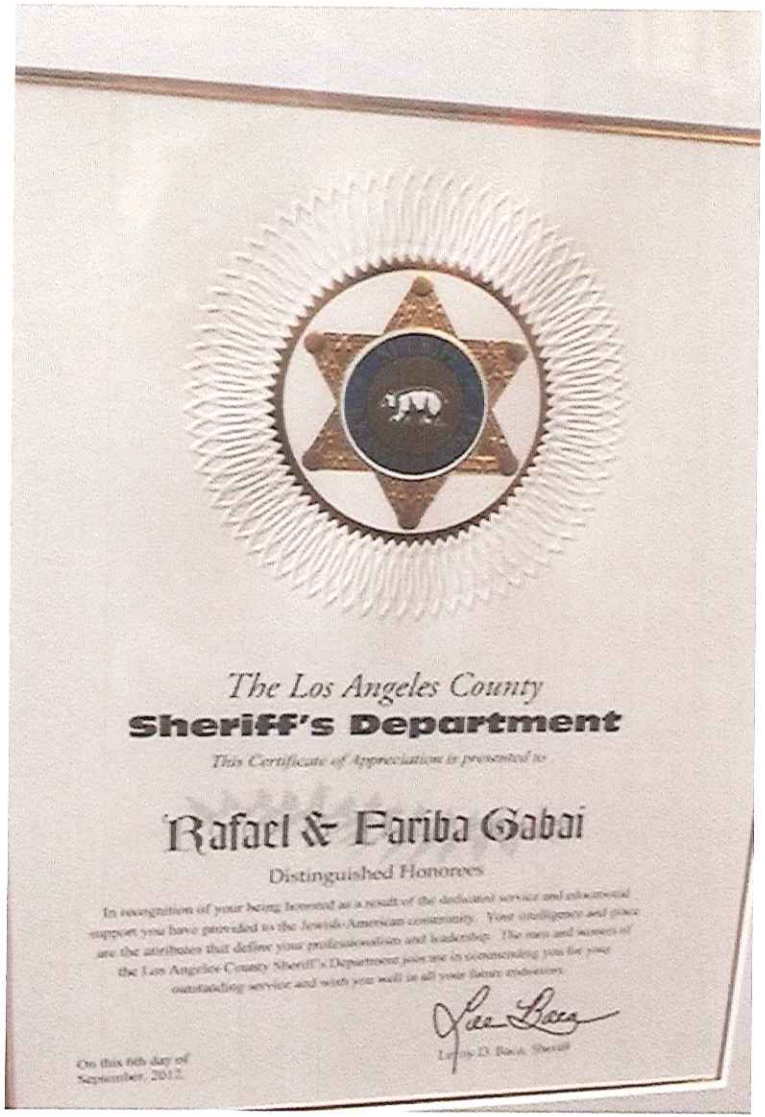
Commendation

JUN

Rafael & Fariba Gabai

In recognition of dedicated service
to the affairs of the community and for the civic pride
demonstrated by numerous contributions
for the benefit of all the citizens
of Los Angeles County

City of
Los Angeles
State of California
Certificate of Recognition
is hereby presented to
Rafael & Fariba Gabai
Distinguished Honorees
Paul Koretz


The Los Angeles County
Sheriff's Department
This Certificate of Appreciation is presented to
Rafael & Fariba Gabai
Distinguished Honorees
In recognition of your being honored as a result of the dedicated service and educational support you have provided to the Jewish-American community. Your intelligence and grace are the attributes that define your professionalism and leadership. The men and women of the Los Angeles County Sheriff's Department join me in commending you for your outstanding service and wish you well in all your future endeavors.
Lee Baca
Lee D. Baca, Sheriff
On this 6th day of
September, 2012.

#10.

From: Kofi Sefa-Boakye
To: G.Harold Duffey; Craig Cornwell; Johnny Ford
Cc: Paige Vaughan; Charles Scott; Lupe Gomez
Subject: 950 West Alondra Demolition Process
Date: Monday, July 28, 2014 3:17:32 PM
Attachments: So Cal Construction.pdf
Best Restoration Demo.pdf

Duffey,

As directed, the Successor Agency, in coordination with the Building and Safety Department solicited bids from qualified contractors to undertake demolition of certain structures (including wood frame and fire hazard and site clearance services) at the Agency-owned property located at 950 West Alondra Boulevard in the City of Compton. On July 28, 2014, the Agency received two bids from the following contractors:

Company	Bid Amount	Variance
Best Restoration Services	$177,921.70	0
Soc Cal Construction Services	$476,900.00	$298,979

Analysis

Upon evaluation of the submitted bids(attached), Staff has determined that the bid amount submitted by each of the contractors exceed Agency emergency budget set aside for the demolition process. Furthermore, the huge variance between the two bids precludes objective selection of responsive and responsible bid. In light of the foregoing, staff is recommending that: a) the Agency exercise its authority and reject all bids as stipulated in the demolition bid process and subsequently; b) require the ultimate selected developer (purchaser) of the subject site to incur the demolition expense (at his/her expense) as part of the purchase and development agreement. If such recommendation is feasible, staff is available to discuss the logistics of this option at your convenience.

Thanks

Kofi

Successor Agency Property Evaluation Matrix
Echibit B

950 W. ALONDRA BLVD / EVALUATION MATRIX

#	Developer	Total Score	Developer Experience & Qualification Max (5 Pts)	Method of Land Acquisition Max(10 Pts)	Total Development Cost Max (5 Pts)	Sales Price Per Unit Max (5 Pts)	Lender Commitment Max (5 Pts)	Comments
1	Yadidi Investment Group, Inc	30 Points	Good (5 points)	$350,000.00. Upfront cash (10 points)	$4,885,352 (5 points)	$200,000-$220,000 (5 points)	Developer has financing commitment on file (5 points)	Developer will offer upfront cash of $350,000 for the land prior to construction (30 points)
2	Army Toefl Investment Group (ATIG)	25 Points	Good (3 points)	$280,000.00 Upfront Cash (7 points)	$5,723,500 (5 points)	$220,000-$250,000 (5 points)	Developer has financing commitment on file (5 points)	Developer will provide upfront purchase price of $280,000 for the land prior to project construction. (25 points)
3	Bridge Financial Advisors, Inc	23 Points	Good (5 points)	Payment of $517,784 upon completion (3 points)	$5,379,016 (5 points)	$200,000-$220,000 (5 points)	Developer has financing commitment on file (5 points)	Developer's price $517,784 will be subordinated to a new construction loan following project completion (23 points)
4	Shaul J. Levy, Levy Affiliated Holdings, Inc,	22 Points	Good (5 points)	No upfront cash. Acquisition price of $500,000 to be paid upon completion of the project (3 points)	$3,500,000 (4 Points)	$175,,000-$220,000 (5 points)	Developer has evidence of financing commitment on file (5 points)	Acquisition price of $500,000 will be provided after the homes are sold. (22 Points)
5	East LA Corporation	21 Points	Good (5 points)	Developer will offer $1.00 Cash purchase (1 point)	$5,411,059 (5 points)	$200,913-$336,465 (5 points)	Developer has financing commitment on file (5 points)	Developer will offer acqusition price of $1.00 for the land (21 points)

12 Month Comparable Analysis

Exhibit C

Highest 5 Sold Comparables Highlighted for Condo Properties up to 2,000 Sq. ft.

Address	Selling Price	BR	Baths		Square Ft.	SP/SF	YB	List Date	Sold Date	MLS
113 Racquet Club Drive	$ 200,000.00	3	3.00	3000	1,604.00	124.69	1988	08/16/13	01/09/14	SR13166082CN
500 North Willowbrook Ave #S4	$ 195,000.00	4	4.00	4000	1,480.00	131.76	2007	03/18/13	12/05/13	AR13056054MR
1709 E. 126th St	$ 179,000.00	3	3.00	0000	1,642.00	109.01	2002	02/19/13	06/17/13	13-653263
185 Racquet Club Dr. No. 185	$ 175,000.00	3	3.00	2010	1,604.00	109.10	1989	10/29/13	01/29/14	13-715339
120 West Myrrh St.	$ 175,000.00	3	3.00	3000	1,446.00	121.02	1982	08/18/13	11/14/13	PW13166910MR
Averages	$ 184,800.00	3.2	3.20	3003	1,555.20	119.12				

(+) Make positive adjustments for larger Square Footage on Alondra
(+) Make positive adjustments for newer age built on Alondra

-) Make negative adjustments for location, airport across the street and general position of Condos vs. Comparables

Max Projected Sale Price of each unit= **$200,000** or lower depending on appraisal at time of sale

#10.

RESOLUTION SIGN-OFF FORM

DEPARTMENT: **Community Redevelopement**

RESOLUTION TITLE: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON APPROVING THE SALE TO YADIDI INVESTMENT GROUP, INC CERTAIN CITY-OWNED PROPERTY LOCATED AT 950 WEST ALONDRA BOULEVARD**

<ManagersName> — DEPARTMENT MANAGER'S SIGNATURE

<ManagersDate> — DATE

REVIEW / APPROVAL

<LegalName> — CITY ATTORNEY

<LegalDate> — DATE

<ControllerName> — CITY CONTROLLER

<ControllerDate> — DATE

<CityManager> — CITY MANAGER

<CityManagerDate> — DATE

Use when:	
Public Works:	When contracting for Engineering Services.
City Attorney:	When contracting for legal services; contracts that require City Attorney's review.
Controller/Budget Officer:	Amending Budget; appropriating and/or transferring funds; adding and/or deleting positions; any resolution having account numbers.
Asst. City Manager/OAS:	All personnel actions.