



February 21, 2014

Ms. Barbara Boswell, Finance Director
City of Lancaster
44933 Fern Avenue
Lancaster, CA 93534

Dear Ms. Boswell:

Subject: Long-Range Property Management Plan

Pursuant to Health and Safety Code (HSC) section 34191.5 (b), the City of Lancaster Successor Agency (Agency) submitted a Long-Range Property Management Plan (LRPMP) to the California Department of Finance (Finance) on August 14, 2013. The Agency subsequently submitted revisions to the LRPMP to Finance on January 8, 2014 and February 10, 2014, respectively. Finance has completed its review of the LRPMP, which may have included obtaining clarification for various items.

The Agency received a Finding of Completion on August 7, 2013. Further, based on our review and application of the law, we are approving the Agency's use or disposition of all the properties listed on the LRPMP. Our approval of the LRPMP also took into account the following corresponding Oversight Board (OB) Resolutions:

- OB Resolution 02-14 revised the LRPMP to state the City of Lancaster (City) shall reach compensation agreements with the other taxing entities for all properties retained for future development pursuant to HSC section 34180 (f) (1).
- OB Resolution 04-14 revised the LRPMP to state 21 properties previously listed as governmental use properties will be retained by the City for future development and corresponding compensation agreements will be entered with the other taxing entities.

In accordance with HSC section 34191.4, upon receiving a Finding of Completion from Finance and approval of a LRPMP, all real property and interests in real property shall be transferred to the Community Redevelopment Property Trust Fund of the Agency, unless that property is subject to the requirements of an existing enforceable obligation. Pursuant to HSC section 34191.3 the approved LRPMP shall govern, and supersede all other provisions relating to, the disposition and use of all the real property assets of the former redevelopment agency.

Agency actions taken pursuant to a Finance approved LRPMP are subject to oversight board (OB) approval per HSC section 34181 (f). Any subsequent OB actions addressing the Agency's implementation of the approved LRPMP should be submitted to Finance for approval.

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Please direct inquiries to Kylie Oltmann, Supervisor, or Brian Dunham, Lead Analyst at (916) 445-1546.

Sincerely,



JUSTYN HOWARD
Assistant Program Budget Manager

cc: Ms. Pam Statsmann, Assistant Finance Director, City of Lancaster
Ms. Kristina Burns, Manager, Los Angeles County Department of Auditor-Controller
Ms. Elizabeth Gonzalez, Bureau Chief, Local Government Audit Bureau, California State
Controller's Office
California State Controller's Office