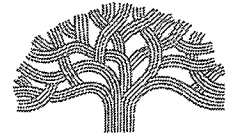


CITY OF OAKLAND



250 FRANK H. OGAWA PLAZA OAKLAND, CALIFORNIA 94612-2033

Office of Neighborhood Investment
Real Estate Services

(510) 238-3541
FAX (510) 238-2240
TDD (510) 839-6451

MEMORANDUM

DATE: October 14, 2013
TO: Bill Aboudi
CC: Fred Blackwell
FROM: John Monetta

RE: RENT CREDIT MEMO – OAKLAND MARITIME SUPPORT SERVICES

Oakland Maritime Support Services over paid the City \$76,211.26 in utility invoices.

Oakland Maritime Support Services owes the City \$35,137.28 for the attached utility invoices:

July OMSS	\$15,756.28
July Port Scale	\$963.17
August OMSS	\$11,068.33
August Port Scale	\$1,035.40
September OMSS	\$5,402.08
September Port Scale	\$912.02
TOTAL	\$35,137.28

The City owes OMSS a rent credit of \$41,073.98 (The amount owed to OMSS less the amount OMSS owes to the City).

\$25,822.37 of the \$41,073.98 rent credit will be applied to the OMSS rent due on November 1, 2013. The remaining \$15,251.61 rent credit will be applied to the OMSS rent due on December 1, 2013.

Please contact me at x.7125 if you have any questions. Thank you.

California Capital & Investment Group Inc.
Attn. Kerry Roach
300 Frank Ogawa Plaza, Suite 340
Oakland, CA 94612

OAKLAND REDEVELOPMENT AGENCY UTILITY SERVICES

Attn: Bill Aboudi
2500 Alaska Street
Oakland, CA 94607

Account number: OMSS			Service Code	Meter Number	Prior Reading	Present Reading	Usage	Charges
Service Address:			Prev Balance					
Bldg 70 & Yard Space, OARB								
Oakland, CA 94607			Adjustment					
From:	6/24/2013	Bill (OMSS)	Electricity	21005892	111200	114376	3176	984.56
To:	7/25/2013	Bill (OMSS)	Electricity	21414199	191028	192857	1829	566.99
Bill Date:	8/15/2013	Bill (OMSS)	Electricity	50458872**	142113	143985	1872	580.32
Due Date:	9/1/2013	Bill (Big Rig)	Electricity	40953393	84522	85780	1258	389.98
Next Read Date:	8/30/2013	Bill (OTC)	Electricity	40953392	94365	95314	949	294.19
		Bill (OMSS)	Electricity	23340060	198397	202277	3880	1,202.80
		Bill (CTS)	Electricity	50711397	112671	115195	2524	782.44
		Bill (TWIC)	Electricity	9497273966	179619	181420	1801	558.31
		Bill (OMSS)	Electricity	50458868	1864	1864	0	0.00
		Bill (CTS)	Electricity	50458879	2005	2005	0	0.00
		Bill (OMSS)	Water	16397421	4158.9	4554.3	395.40	5,733.30
		Bill (OMSS)	Sewer	16397421	4158.9	4554.3	395.40	4,547.10
		Bill (OMSS)	Water*				802	\$116.29

*unmetered water & sewer for Admin Office fed by 14th St Main

** Meter 536317806 was removed and replaced by meter 50458872

*** Meter 38731985 was removed and replaced by meter 56669565 (G Shack)

MAKE CHECK PAYABLE TO: OAKLAND REDEVELOPMENT AGENCY (ORA)

July 2013 Billing	Due Date:	9/1/2013	Current Month Total*:	15,756.28
*Current Month Total does not include any outstanding balance for previous month(s)				

July 2013 Billing

*** RETURN THIS PORTION WITH YOUR PAYMENT***

Account number: OMSS
Attn: Bill Aboudi
2500 Alaska Street
Oakland, CA 94607

Due Date:	9/1/2013	Current Month Total*:	15,756.28
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Service Address:
Bldg 70 & Yard Space, OARB
Oakland, CA 94607

Mail Payment to:
California Capital & Investment Group Inc.
Attn. Kerry Roach
300 Frank Ogawa Plaza, Suite 340
Oakland, CA 94612

From: 6/24/2013
To: 7/25/2013
Bill Date: 8/15/2013

California Capital & Investment Group Inc.
Attn. Kerry Roach
300 Frank Ogawa Plaza, Suite 340
Oakland, CA 94612

CITY OF OAKLAND UTILITY SERVICES

2505 Bataan Street
Oakland, CA 94607

Account number: PS2505			Service Code	Meter Number	Prior Reading	Present Reading	Usage	Charges
Service Address: Oakland Port Scale 2505 Bataan Street Oakland, CA 94607								
From:	6/24/2013							
To:	7/25/2013							
Bill Date:	8/15/2013	Bill	Electricity	86948214	165452	168559	3107	\$963.17
Due Date:	9/1/2013	Bill	Water				0	\$0.00
Next Read Date:	8/30/2013	Bill	Sewer				0	\$0.00

* Meter 86948214 was removed and replaced by meter 56669566

MAKE CHECK PAYABLE TO: OAKLAND REDEVELOPMENT AGENCY (ORA)

July 2013 Billing	Due Date:	9/1/2013	Current Month Total*:	\$963.17
				*Current Month Total does not include any outstanding balance for previous month(s)

July 2013 Billing

*** RETURN THIS PORTION WITH YOUR PAYMENT***

Account number: PS2505	Due Date:	9/1/2013	Current Month Total*:	\$963.17
Oakland Port Scale 2505 Bataan Street Oakland, CA 94607				

Service Address:
2505 Bataan Street
Oakland, CA 94607

From: 6/24/2013
To: 7/25/2013
Bill Date: 8/15/2013
Next Read Date: 8/30/2013

Mail Payment to:
California Capital & Investment Group Inc.
Attn. Kerry Roach
300 Frank Ogawa Plaza, Suite 340
Oakland, CA 94612

California Capital & Investment Group Inc.
Attn. Kerry Roach
300 Frank Ogawa Plaza, Suite 340
Oakland, CA 94612

OAKLAND REDEVELOPMENT AGENCY UTILITY SERVICES

Attn: Bill Aboudi
2500 Alaska Street
Oakland, CA 94607

Account number: OMSS			Service Code	Meter Number	Prior Reading	Present Reading	Usage	Charges
Service Address:			Prev Balance					
Bldg 70 & Yard Space, OARB								
Oakland, CA 94607			Adjustment					
From:	7/25/2013	Bill (OMSS)	Electricity	21005892	114376	116737	2361	731.91
To:	8/27/2013	Bill (OMSS)	Electricity	21414199	192857	194866	2009	622.79
Bill Date:	9/15/2013	Bill (OMSS)	Electricity	50458872**	143985	145565	1580	489.80
Due Date:	10/1/2013	Bill (Big Rig)	Electricity	40953393	85780	87096	1316	407.96
Next Read Date:	9/30/2013	Bill (OTC)	Electricity	40953392	95314	96347	1033	320.23
		Bill (OMSS)	Electricity	23340060	202277	206383	4106	1,272.86
		Bill (CTS)	Electricity	50711397	115195	117290	2095	649.45
		Bill (TWIC)	Electricity	9497273966	181420	183504	2084	646.04
		Bill (OMSS)	Electricity	50458868	1864	1864	0	0.00
		Bill (CTS)	Electricity	50458879	2005	2005	0	0.00
		Bill (OMSS)	Water	16397421	4554.3	4777.8	223.50	3,240.75
		Bill (OMSS)	Sewer	16397421	4554.3	4777.8	223.50	2,570.25
		Bill (OMSS)	Water*				802	\$116.29

*unmetered water & sewer for Admin Office fed by 14th St Main

** Meter 536317806 was removed and replaced by meter 50458872

*** Meter 38731985 was removed and replaced by meter 56669565 (G Shack)

MAKE CHECK PAYABLE TO: OAKLAND REDEVELOPMENT AGENCY (ORA)

August 2013 Billing	Due Date:	10/1/2013	Current Month Total*:	11,068.33
*Current Month Total does not include any outstanding balance for previous month(s)				

August 2013 Billing

*** RETURN THIS PORTION WITH YOUR PAYMENT***

Account number: OMSS
Attn: Bill Aboudi
2500 Alaska Street
Oakland, CA 94607

Due Date:	10/1/2013	Current Month Total*:	11,068.33
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Service Address:
Bldg 70 & Yard Space, OARB
Oakland, CA 94607

Mail Payment to:
California Capital & Investment Group Inc.
Attn. Kerry Roach
300 Frank Ogawa Plaza, Suite 340
Oakland, CA 94612

From: 7/25/2013
To: 8/27/2013
Bill Date: 9/15/2013

California Capital & Investment Group Inc.
Attn. Kerry Roach
300 Frank Ogawa Plaza, Suite 340
Oakland, CA 94612

CITY OF OAKLAND UTILITY SERVICES

2505 Bataan Street
Oakland, CA 94607

Account number: PS2505			Service Code	Meter Number	Prior Reading	Present Reading	Usage	Charges
Service Address: Oakland Port Scale 2505 Bataan Street Oakland, CA 94607								
From:	6/24/2013							
To:	7/25/2013							
Bill Date:	8/15/2013	Bill	Electricity	86948214	168559	171899	3340	\$1,035.40
Due Date:	9/1/2013	Bill	Water				0	\$0.00
Next Read Date:	8/30/2013	Bill	Sewer				0	\$0.00

* Meter 86948214 was removed and replaced by meter 56669566

MAKE CHECK PAYABLE TO: OAKLAND REDEVELOPMENT AGENCY (ORA)

August 2013 Billing	Due Date:	9/1/2013	Current Month Total*:	\$1,035.40
				*Current Month Total does not include any outstanding balance for previous month(s)

August 2013 Billing

*** RETURN THIS PORTION WITH YOUR PAYMENT***

Account number: PS2505	Due Date:	9/1/2013	Current Month Total*:	\$1,035.40
Oakland Port Scale				
2505 Bataan Street				
Oakland, CA 94607				

Service Address:
2505 Bataan Street
Oakland, CA 94607

From: 6/24/2013
To: 7/25/2013
Bill Date: 8/15/2013
Next Read Date: 8/30/2013

Mail Payment to:
California Capital & Investment Group Inc.
Attn. Kerry Roach
300 Frank Ogawa Plaza, Suite 340
Oakland, CA 94612

California Capital & Investment Group Inc.
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Oakland, CA 94612

OAKLAND REDEVELOPMENT AGENCY UTILITY SERVICES

Attn: Bill Aboudi
2500 Alaska Street
Oakland, CA 94607

Account number: OMSS			Service Code	Meter Number	Prior Reading	Present Reading	Usage	Charges
Service Address:			Prev Balance					
Bldg 70 & Yard Space, OARB								
Oakland, CA 94607			Adjustment					
From:	8/27/2013	Bill (OMSS)	Electricity	21005892	116737	119443	2706	838.86
To:	9/13/2013	Bill (OMSS)	Electricity	21414199	194866	196211	1345	416.95
Bill Date:	10/15/2013	Bill (OMSS)	Electricity	50458872**	145565	146958	1393	431.83
Due Date:	11/1/2013	Bill (Big Rig)	Electricity	40953393	87096	88100	1004	311.24
Next Read Date:		Bill (OTC)	Electricity	40953392	96347	97151	804	249.24
		Bill (OMSS)	Electricity	23340060	206383	208967	2584	801.04
		Bill (CTS)	Electricity	50711397	117290	118647	1357	420.67
		Bill (TWIC)	Electricity	9497273966	183504	184640	1136	352.16
		Bill (OMSS)	Electricity	50458868	1864	1864	0	0.00
		Bill (CTS)	Electricity	50458879	2005	2005	0	0.00
		Bill (OMSS)	Water	16397421	4777.8	4834.1	56.30	816.35
		Bill (OMSS)	Sewer	16397421	4777.8	4834.1	56.30	647.45
		Bill (OMSS)	Water*				802	\$116.29

*unmetered water & sewer for Admin Office fed by 14th St Main

** Meter 536317806 was removed and replaced by meter 50458872

*** Meter 38731985 was removed and replaced by meter 56669565 (G Shack)

MAKE CHECK PAYABLE TO: OAKLAND REDEVELOPMENT AGENCY (ORA)

September 2013 Billing	Due Date:	11/1/2013	Current Month Total*:	5,402.08
*Current Month Total does not include any outstanding balance for previous month(s)				

September 2013 Billing

*** RETURN THIS PORTION WITH YOUR PAYMENT***

Account number: OMSS

Attn: Bill Aboudi
2500 Alaska Street
Oakland, CA 94607

Due Date:	11/1/2013	Current Month Total*:	5,402.08
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Service Address:
Bldg 70 & Yard Space, OARB
Oakland, CA 94607

Mail Payment to:
California Capital & Investment Group Inc.
Attn. Kerry Roach
300 Frank Ogawa Plaza, Suite 340
Oakland, CA 94612

From: 8/27/2013
To: 9/13/2013
Bill Date: 10/15/2013

California Capital & Investment Group Inc.
Attn. Kerry Roach
300 Frank Ogawa Plaza, Suite 340
Oakland, CA 94612

CITY OF OAKLAND
UTILITY SERVICES

2505 Bataan Street
Oakland, CA 94607

Account number: PS2505		Service Code	Meter Number	Prior Reading	Present Reading	Usage	Charges
Service Address: Oakland Port Scale 2505 Bataan Street Oakland, CA 94607							
From:	8/27/2013						
To:	9/13/2013						
Bill Date:	10/15/2013	Bill	Electricity	86948214	171899	174841	2942 \$912.02
Due Date:	11/1/2013	Bill	Water				0 \$0.00
Next Read Date:		Bill	Sewer				0 \$0.00

* Meter 86948214 was removed and replaced by meter 56669566

MAKE CHECK PAYABLE TO: OAKLAND REDEVELOPMENT AGENCY (ORA)

September 2013 Billing	Due Date:	11/1/2013	Current Month Total*:	\$912.02
				*Current Month Total does not include any outstanding balance for previous month(s)

September 2013 Billing

*** RETURN THIS PORTION WITH YOUR PAYMENT***

Account number: PS2505
Oakland Port Scale
2505 Bataan Street
Oakland, CA 94607

Due Date: 11/1/2013

Current Month Total*: \$912.02

Service Address:
2505 Bataan Street
Oakland, CA 94607

From: 8/27/2013
To: 9/13/2013
Bill Date: 10/15/2013
Next Read Date: ~~10/15/2013~~

Mail Payment to:
California Capital & Investment Group Inc.
Attn. Kerry Roach
300 Frank Ogawa Plaza, Suite 340
Oakland, CA 94612