Community Redevelopment Agency Accounting System

Schedule of Assessed Valuations

Fiscal Year 2025 - 2026

OC Run

Tier 3

Report Date 10/10/2025

Table of Contents:

CRA Number	CRA Agency Name	CRA Project Name
180.04	LA VERNE	CENTRAL CITY RP AMEND #3
220.07	MONTEREY PARK	ATL/GAR 76 ANX

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180.04 LA VERNE - CENTRAL CITY RP AMEND #3 — Adjusted Base Year: 2024 - 2025

	Current Values	Adjusted Base Values	Increment Values
Secured Valuation			
Land	114,060,250	100,015,091	14,045,159
Improvement	192,805,573	157,823,547	34,982,026
Fixtures	1,140	1,140	0
Personal Property	276,260	276,260	0
Gross Total	**307,143,223**	**258,116,038**	**49,027,185**
Less: Exemptions	20,113,555	19,540,976	572,579
Net Total Secured Valuation	**287,029,668**	**238,575,062**	**48,454,606**
Unsecured Valuation			
Land	0	0	0
Improvement	0	0	0
Fixtures	9,178,430	10,115,895	(937,465)
Personal Property	10,766,724	10,811,266	(44,542)
Aircraft	0	0	0
Gross Total	**19,945,154**	**20,927,161**	**(982,007)**
Less: Exemptions	0	0	0
Net Total Unsecured Valuation	**19,945,154**	**20,927,161**	**(982,007)**
PROJECT TOTAL	**306,974,822**	**259,502,223**	**47,472,599**

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220.07 MONTEREY PARK - ATL/GAR 76 ANX — Adjusted Base Year: 2024 - 2025

	Current Values	Adjusted Base Values	Increment Values
Secured Valuation			
Land	283,862,400	266,607,381	17,255,019
Improvement	250,877,067	258,819,259	(7,942,192)
Fixtures	72,018	62,273	9,745
Personal Property	633,129	476,513	156,616
Gross Total	**535,444,614**	**525,965,426**	**9,479,188**
Less: Exemptions	5,422,794	5,327,598	95,196
Net Total Secured Valuation	**530,021,820**	**520,637,828**	**9,383,992**
Unsecured Valuation			
Land	0	0	0
Improvement	0	0	0
Fixtures	640,092	1,243,203	(603,111)
Personal Property	646,219	1,056,078	(409,859)
Aircraft	0	0	0
Gross Total	**1,286,311**	**2,299,281**	**(1,012,970)**
Less: Exemptions	0	0	0
Net Total Unsecured Valuation	**1,286,311**	**2,299,281**	**(1,012,970)**
PROJECT TOTAL	**531,308,131**	**522,937,109**	**8,371,022**

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REPORT TOTAL

	Current Values	Adjusted Base Values	Increment Values
Secured Valuation			
Land	397,922,650	366,622,472	31,300,178
Improvement	443,682,640	416,642,806	27,039,834
Fixtures	73,158	63,413	9,745
Personal Property	909,389	752,773	156,616
Gross Total	**842,587,837**	**784,081,464**	**58,506,373**
Less: Exemptions	25,536,349	24,868,574	667,775
Net Total Secured Valuation	**817,051,488**	**759,212,890**	**57,838,598**
Unsecured Valuation			
Land	0	0	0
Improvement	0	0	0
Fixtures	9,818,522	11,359,098	(1,540,576)
Personal Property	11,412,943	11,867,344	(454,401)
Aircraft	0	0	0
Gross Total	**21,231,465**	**23,226,442**	**(1,994,977)**
Less: Exemptions	0	0	0
Net Total Unsecured Valuation	**21,231,465**	**23,226,442**	**(1,994,977)**
REPORT TOTAL	**838,282,953**	**782,439,332**	**55,843,621**