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*Counsel for the Debtor
and Debtor in Possession***UNITED STATES BANKRUPTCY COURT****NORTHERN DISTRICT OF CALIFORNIA****OAKLAND DIVISION**

In re:

THE ROMAN CATHOLIC BISHOP OF
OAKLAND, a California corporation sole,

Debtor.

Case No. 23-40523

Chapter 11

**NOTICE OF SUPPLEMENTAL
RETENTION OF ORDINARY COURSE
PROFESSIONAL CU ADVISORY
CORPORATION PURSUANT TO ORDER
(I) AUTHORIZING THE RETENTION AND
PAYMENT, EFFECTIVE AS OF THE
PETITION DATE, OF PROFESSIONALS
UTILIZED BY THE DEBTOR IN THE
ORDINARY COURSE OF BUSINESS; AND
(II) GRANTING RELATED RELIEF**

Judge: Hon. William J. Lafferty

On July 20, 2023, this Court entered its *Order (I) Authorizing the Retention and Payment, Effective as of the Petition Date, of Professionals Utilized by the Debtor in the Ordinary Course of Business; and (II) Granting Related Relief* [Dkt. No. 263] (the “OCP Order”). Pursuant to paragraph 3(h) of the OCP Order, the Debtor hereby provides notice of its supplemental retention of an additional Ordinary Course Professional, CU Advisory Corporation (“CU”). The Debtor has selected CU to provide real estate advisory, consulting, and brokerage services. Attached hereto

1 retention (**Exhibit 1**) and its Retention Questionnaire (**Exhibit 2**). The Debtor will separately seek entry
2 of an order to exempt transaction-related hourly consulting work and success fees from the Monthly Caps
3 on compensation in the OCP Order for Court-approved real property sale transactions, due to the
4 unpredictable nature of such fees and their potential impact on the Monthly Caps for an individual
5 Ordinary Course Professional as well as the total limits for all Ordinary Course Professionals. Pending
6 entry of any such order, all payments to CU will be many in compliance with the Monthly Caps currently
7 in effect.

8 Pursuant to paragraph 3(e) of the OCP Order, the Notice Parties (as defined in that order) have 14
9 days to object to this Supplemental Retention.

10 DATED: August 12, 2025

FOLEY & LARDNER LLP

Eileen R. Ridley

Shane J. Moses

Ann Marie Uetz

Matthew D. Lee

Geoffrey S. Goodman

Mark C. Moore

/s/ Shane J. Moses

SHANE J. MOSES

*Counsel for the Debtor
and Debtor in Possession*

NOTICE OF SUPPLEMENTAL OCP RETENTION

EXHIBIT 1

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**UNITED STATES BANKRUPTCY COURT
NORTHERN DISTRICT OF CALIFORNIA
OAKLAND DIVISION**

In re:

THE ROMAN CATHOLIC BISHOP OF
OAKLAND, a California corporation sole,

Debtor.

Case No. 23-40523 WJL

Chapter 11

Hon. William J. Lafferty

**DECLARATION AND DISCLOSURE
STATEMENT OF BRYANT SPARKMAN,
ON BEHALF OF CU ADVISORY
CORPORATION**

I, Bryant Sparkman, hereby declare as follows:

1. I am the President and Managing Principal with CU Advisory Corporation (the “Entity”).

2. The Roman Catholic Bishop of Oakland, a California corporation sole, and the debtor and debtor in possession (the “Debtor”) in the above-captioned chapter 11 case, has requested that the Entity provide real estate consulting, brokerage, and advisory services, and the Entity has agreed to provide those services (the “Services”).

3. The Services include, but are not limited to, the following: asset management support, owner’s representative services, portfolio analysis, brokerage services, disposition strategies, and valuations, in order to evaluate the highest and best use of saleable and developable land and properties to the Debtor.

4. The Entity may have performed services in the past and may perform services in the future, in matters unrelated to this chapter 11 case, for persons that are parties in interest in the Debtor’s chapter 11 case. As part of its customary practice, the Entity is retained in cases, proceedings, and transactions involving many different parties, some of whom may represent or be claimants or employees of the Debtor, or may represent or be other parties in interest in this chapter 11 case. A list of connections for such parties is attached hereto as **Exhibit 1**. However, the Entity does not perform services for any such person in connection with this chapter 11 case. In addition, the Entity does not have any relationship with

1 any such person, such person's attorneys, or such person's accountants that would be adverse to the Debtor
2 or its estate with respect to the matters on which the Entity is to be retained.

3 5. Neither I, nor any principal of, or professional employed by the Entity has agreed to share
4 or will share any portion of the compensation to be received from the Debtor with any other person other
5 than principals and regular employees of the Entity.

6 6. Neither I nor any principal of, or professional employed by the Entity, insofar as I have
7 been able to ascertain, holds or represents any interest materially adverse to the Debtor or its estate with
8 respect to the matters on which the Entity is to be retained.

9 7. As of the commencement of this chapter 11 case, the Debtor did not owe the Entity for
10 prepetition services rendered to the Debtor.

11 8. The Entity will conduct further inquiries regarding its retention by any creditors of the
12 Debtor as necessary, and upon conclusion of such inquiry, or at any time during the period of its
13 employment, if the Entity should discover any facts bearing on the matters described herein, the Entity
14 will supplement the information contained in this Declaration.

15 Pursuant to 28 U.S.C. §1746, I declare under penalty of perjury under the laws of the United States
16 of America that the foregoing is true and correct, and that this Declaration and Disclosure Statement was
17 executed on August 8, 2025, at 235 Montgomery, Suite 629, San Francisco, California.

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EXHIBIT 1
CONNECTIONS TO PARTIES IN INTEREST IN UNRELATED MATTERS

- City of Oakland, California
- City of Fremont, California

EXHIBIT 2

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UNITED STATES BANKRUPTCY COURT
NORTHERN DISTRICT OF CALIFORNIA
OAKLAND DIVISION

In re:

THE ROMAN CATHOLIC BISHOP OF
OAKLAND, a California corporation sole,

Debtor.

Case No. 23-40523

Chapter 11

Hon. William J. Lafferty

RETENTION QUESTIONNAIRE

TO BE COMPLETED BY PROFESSIONALS EMPLOYED by The Roman Catholic Bishop of Oakland, a California corporation sole, and the debtor and debtor in possession (the “Debtor”) in the above-captioned chapter 11 case.

All questions **must** be answered. Please use “none,” “not applicable,” or “N/A,” as appropriate. If more space is needed, please complete on a separate page and attach.

1. Name and address of professional:

CU Advisory Corporation
235 Montgomery Street, Suite 629
San Francisco, CA 94104

2. Date of retention: July 24, 2025

3. Type of services to be provided:

Real estate consulting, brokerage, and advisory services (collectively, the “Services”)

4. Brief description of services to be provided:

The Services include but are not limited to asset management support, owner’s representative services, portfolio analysis, brokerage services, disposition strategies, and valuations, in order to evaluate the highest and best use of saleable and developable land and properties.

5. Arrangements for compensation (hourly, contingent, etc.):

Hourly, ranging from \$225 – 375 per hour; Closing Fee equal to fifty basis points (0.50%) of the

1 purchase price paid for each individual property in connection with RCBO negotiations to sell
2 the properties, less any hourly fees paid for each individual property.

3 (a) Average hourly rate (if applicable): N/A

4 (b) Estimated average monthly compensation based on prepetition retention (if company was
5 employed prepetition):

6 N/A

7 6. Prepetition claims against the Debtor held by the company:

8 Amount of claim: N/A

9 Date claim arose: N/A

10 Nature of claim: N/A

11 7. Prepetition claims against the Debtor held individually by any member, associate, or employee of
12 the company:

13 Name: N/A

14 Status: N/A

15 Amount of claim: \$0

16 Date claim arose: N/A

17 Nature of claim: N/A

18 8. Disclose the nature and provide a brief description of any interest adverse to the Debtor or to the
19 estate for the matters on which the professional is to be employed:

20 N/A

21 9. Name and title of individual completing this form:

22 Bryant Sparkman, President and Managing Principal

23
24 Dated: August 8, 2025

25 *Bryant Sparkman*
26 Bryant Sparkman
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