

ENFORCEABLE OBLIGATION PAYMENT SCHEDULE
Per AB 26 - Section 34167 and 34169 (*)

Project Name / Debt Obligation	Payee	Description	Total Outstanding Debt or Obligation	Total Due During Fiscal Year	Payments by month						
					Aug**	Sept ***	Oct	Nov	Dec	Total	
1) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	708,032	203,460		203,460					\$ 203,460
2) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	381,323	109,578		109,578					\$ 109,578
3) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	1,442,921	414,638		414,638					\$ 414,638
4) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	2,319,882	666,642		666,642					\$ 666,642
5) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	584,071	167,839		167,839					\$ 167,839
6) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	1,757,147	504,934		504,934					\$ 504,934
7) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	262,522	75,439		75,439					\$ 75,439
8) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	88,984	25,570		25,570					\$ 25,570
9) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	72,254	20,764		20,764					\$ 20,764
10) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	91,461	26,282		26,282					\$ 26,282
11) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	683,501	196,411		196,411					\$ 196,411
12) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	City of Huntington Beach	Legally Binding Operative Agreement	17,568	5,050		5,050					\$ 5,050
13) Land Sales	City of Huntington Beach	Legally Binding Operative Agreement	781,179	50,508		50,508					\$ 50,508
14) Land Sales	City of Huntington Beach	Legally Binding Operative Agreement	2,366,215	152,987		152,987					\$ 152,987
15) Land Sales	City of Huntington Beach	Legally Binding Operative Agreement	49,830,157	3,221,765		3,221,765					\$ 3,221,765
16) Land Sales	City of Huntington Beach	Legally Binding Operative Agreement	3,879,676	250,840		250,840					\$ 250,840
17) Land Sales	City of Huntington Beach	Legally Binding Operative Agreement	4,371,110	282,614		282,614					\$ 282,614
18) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	COHB Water Utility	Legally Binding Operative Agreement	535,686	12,504		12,504					\$ 12,504
Totals - This Page			\$ 70,173,689	\$ 6,387,825	\$ -	\$ 6,387,825	\$ -	\$ -	\$ -	\$ -	\$ 6,387,825
Totals - Page 2			\$ 317,903,129	\$ 13,770,733	\$ 2,279,857	\$ 2,975,205	\$ 31,142	\$ 30,299	\$ 31,471	\$ -	\$ 5,347,974
Totals - Page 3			\$ 34,554,704	\$ 1,849,620	\$ -	\$ 154,135	\$ 154,135	\$ 154,135	\$ 154,135	\$ -	\$ 616,540
Totals - Page 4			\$ 10,743,124	\$ 13,723	\$ -	\$ 316,151	\$ -	\$ -	\$ -	\$ -	\$ 316,151
Totals - Other Obligations			\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Grand total - All Pages			\$ 433,374,646	\$ 22,021,901	\$ 2,279,857	\$ 9,833,316	\$ 185,277	\$ 184,434	\$ 185,606	\$ -	\$ 12,668,490

* This Enforceable Obligation Payment Schedule (EOPS) is to be adopted by the redevelopment agency no later than late August. It is valid through 12/31/11. It is the basis for the Preliminary Draft Recognized Obligation Payment Schedule (ROPS), which must be prepared by the dissolving Agency by 9/30/11. (The draft ROPS must be prepared by the Successor Agency by 11/30/11.)
If an agency adopts a continuation ordinance per ABX1 27, this EOPS will not be valid and there is no need to prepare a ROPS.

** Include only payments to be made after the adoption of the EOPS.

*** September payments were based on estimates only.

ENFORCEABLE OBLIGATION PAYMENT SCHEDULE

Per AB 26 - Section 34167 and 34169 (*)

Period Covered: July 1, 2010 thru June 30, 2011

Project Name / Debt Obligation	Payee	Description	Total Outstanding Debt or Obligation	Total Due During Fiscal Year	Payments by month						
					Aug**	Sept	Oct	Nov	Dec	Total	
1) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	COHB Water Utility	Legally Binding Operative Agreement	3,427,590	80,007		80,007					\$ 80,007
2) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	COHB Drainage Utility	Legally Binding Operative Agreement	639,443	14,926		14,926					\$ 14,926
3) Operative Agreement between the City of Huntington Beach and the Redevelopment Agency of Huntington Beach	COHB Sewer Utility	Legally Binding Operative Agreement	265,329	6,193		6,193					\$ 6,193
4) Land Sale Emerald Cove	COHB Park A & D Fund	Legally Binding Operative Agreement	5,267,410	122,953		122,953					\$ 122,953
5) Deferred Developer Fees Park & Acquisition Fee	COHB Park A & D Fund	Legally Binding Operative Agreement	390,705	9,120		9,120					\$ 9,120
6) Deferred Developer Fees Sewer Fee	COHB Sewer Utility	Legally Binding Operative Agreement	165,244	3,857		3,857					\$ 3,857
7) Deferred Developer Fees Drainage Fee	COHB Drainage Utility	Legally Binding Operative Agreement	175,900	4,106		4,106					\$ 4,106
8) Low Income Housing Loan	Low Income Hsg Fund	Legally Binding and Enforceable Agreement for Property Acquisition	1,362,500	-							\$ -
9) Hyatt Project	Robert Mayer Corporation	Disposition and Development Agreement for the Waterfront Development	6,504,572	1,132,502	32,773	400,448	31,142	30,299	31,471		\$ 526,133
10) 2002 Tax Alloc Refunding Bonds	Bank of New York Trust Co	Tax Allocation Bonds	20,853,300	1,621,718	338,795						\$ 338,795
11) 1999 Tax Alloc Refunding Bonds	Bank of New York Trust Co	Tax Allocation Bonds	9,544,512	735,189	158,289						\$ 158,289
12) HUD Section 108	Bank of New York Mellon	Legally binding and enforceable agreement for capital improvements	4,642,743	487,230							\$ -
13) HELP Loan Bowen Court	California Housing Finance Agency	Loan Borrowed by Agency for Senior Rental Complex	500,000	-							\$ -
14) Bella Terra Parking Phase I	Bella Terra Assoc LLC	Owner Participation Agreement for construction of various public improvements including parking	14,227,460	2,124,639		1,200,000					\$ 1,200,000
15) Strand Parking & Infrastructure	CIM DDA	Disposition and Development Agreement for development of hotel, retail and restaurant, and public parking structure	15,905,076	867,464		677,903					\$ 677,903
16) Strand Additional Parking	CIM DDA	Disposition and Development Agreement for additional Strand parking spaces	1,717,178	23,326		49,576					\$ 49,576
17) Merged Proj Area Capital Improvement Program	City of Huntington Beach	Legally Binding and Enforceable Agreement for the Funding of Specified Public Infrastructure Improvements and Affordable Housing Projects	185,829,940	-							\$ -
18) Emerald Cove Senior Apartments	City of Huntington Beach	Legally Binding and Enforceable Agreement for conveyance of Emerald Cove Senior Apartments	4,460,314	404,882		406,116					\$ 406,116
19) 2002 Tax Alloc Refunding Bonds	Arbitrage Compliance Specialist	Tax Allocation Bonds - Arbitrage	500	500							\$ -
20) 1999 Tax Alloc Refunding Bonds	Arbitrage Compliance Specialist	Tax Allocation Bonds - Arbitrage	500	500							\$ -
21) 2002 Tax Alloc Refunding Bonds	Bank of New York Mellon	Tax Allocation Bonds - Payment to Fiscal Agent	1,537	1,537							\$ -
22) 1999 Tax Alloc Refunding Bonds	Bank of New York Mellon	Tax Allocation Bonds - Payment to Fiscal Agent	848	848							\$ -
23) Pass Through Agreements ***	Orange County, Various School Districts, and City of HB	Legally Binding and Enforceable Agreement	2,284,631	2,284,631	1,750,000						\$ 1,750,000
24) RDA Merged Proj Area Admin Costs	City of Huntington Beach	Agreements necessary for continued administration or operation of Agency	98,231	98,231							\$ -
25) Low /Moderate Inc Set Aside	Low Income Hsg Fund	Legally Binding and Enforceable Agreement	39,637,666	3,746,374							\$ -
Totals - This Page			\$ 317,903,129	\$ 13,770,733	\$ 2,279,857	\$ 2,975,205	\$ 31,142	\$ 30,299	\$ 31,471	\$ 5,347,974	

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1) Bella Terra Phase II	BTDJM Phase II Associates (DJM)	Legally binding and enforceable agreement for construction of a 467 mixed-use unit project.	27,205,084	-						\$ -
2) Pacific City	Makar Properties	Legally binding and enforceable agreement for future development of a new community located at Pacific Coast Highway and First Street	5,500,000	-						\$ -
3) Merged Proj Area Capital Improvement Program	Keyser Marston	Legally binding and enforceable agreement for continued administration and operation of agency	75,000	75,000		6,250	6,250	6,250	6,250	\$ 25,000
4) Low Income Housing	Keyser Marston	Legally binding and enforceable agreement for continued administration and operation of agency	150,000	150,000		12,500	12,500	12,500	12,500	\$ 50,000
5) Merged Proj Area Capital Improvement Program	Kane Ballmer and Berkman	Legally binding and enforceable agreement for continued legal operations	75,000	75,000		6,250	6,250	6,250	6,250	\$ 25,000
6) Low Income Housing	Kane Ballmer and Berkman	Legally binding and enforceable agreement for continued legal operations	150,000	150,000		12,500	12,500	12,500	12,500	\$ 50,000
7) Low Income Housing	Amerinational	Legally binding and enforceable contract for housing compliance services	75,000	75,000		6,250	6,250	6,250	6,250	\$ 25,000
8) Merged Proj Area Capital Improvement Program	Payroll for employees	Legally binding and enforceable agreement for continued administration and operation of agency	931,964	931,964		77,664	77,664	77,664	77,664	\$ 310,656
9) Low Income Housing	Payroll for employees	Legally binding and enforceable agreement for continued administration and operation of agency	392,656	392,656		32,721	32,721	32,721	32,721	\$ 130,884
10)										\$ -
11)										\$ -
12)										\$ -
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23)										\$ -
24)										\$ -
25)										\$ -
Totals - This Page			\$ 34,554,704	\$ 1,849,620	\$ -	\$ 154,135	\$ 154,135	\$ 154,135.00	\$ 154,135.00	\$ 616,540

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1)	Operative Agreement for the Huntington Beach Redevelopment Project	Merged Huntington Beach Project Area	Legally Binding Operative Agreement	302,489	-		302,489				\$ 302,489
2)	Operative Agreement for the Huntington Beach Redevelopment Project	City of Huntington Beach	Legally Binding Operative Agreement	6,505,000	-						\$ -
3)	Operative Agreement for the Huntington Beach Redevelopment Project	City of Huntington Beach	Legally Binding Operative Agreement	253,158	5,909		5,909				\$ 5,909
4)	Operative Agreement for the Huntington Beach Redevelopment Project	City of Huntington Beach	Legally Binding Operative Agreement	332,161	7,753		7,753				\$ 7,753
5)	Low Income Housing Set Aside	Low Income Hsg Fund	Legally Binding and Enforceable Agreement	1,848,202	61						\$ -
6)	Capital Improvement Debt	City of Huntington Beach	Legally Binding and Enforceable Agreement for the Funding of Specified Public Infrastructure Improvements and Affordable Housing Projects	1,502,114	-						\$ -
7)											\$ -
8)											\$ -
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26)											\$ -
27)											\$ -
28)											\$ -
Totals - This Page				\$ 10,743,124	\$ 13,723	\$ -	\$ 316,151	\$ -	\$ -	\$ -	\$ 316,151

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