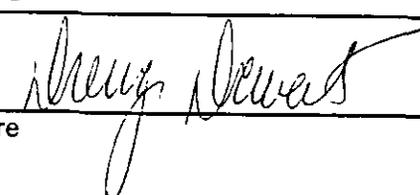


**RECOGNIZED OBLIGATION PAYMENT SCHEDULE - CONSOLIDATED  
FILED FOR THE JULY to DECEMBER 2012 PERIOD**

Name of Successor Agency Successor Agency to Tustin Community Redevelopment Agency

	Current	
	Total Outstanding Debt or Obligation	Total Due During Fiscal Year
<b>Outstanding Debt or Obligation</b>	\$ 176,046,629.00	\$ 14,806,000.00
	<b>Total Due for Six Month Period</b>	
<b>Outstanding Debt or Obligation</b>	\$ 19,828,606.00	
Available Revenues other than anticipated funding from RPTTF	\$ 9,275,211.00	
Enforceable Obligations paid with RPTTF	\$ 10,246,015.00	
Administrative Cost paid with RPTTF	\$ 307,380.00	
Pass-through Payments paid with RPTTF	\$ -	
<b>Administrative Allowance</b> (Up to 3 percent of the property tax allocated to the Redevelopment Obligation Retirement Fund money that is allocated to the successor agency for each fiscal year thereafter; provided, however, that the amount shall not be less than two hundred fifty thousand dollars (\$250,000) for any fiscal year or such lesser amount as agreed to by the successor agency. However, the allowance amount shall exclude any administrative costs that can be paid from bond proceeds or from sources other than property tax.	\$ 307,380.45	

Certification of Oversight Board Chairman:  
Pursuant to Section 34171(b) of the Health and Safety code,  
I hereby certify that the above is a true and accurate Recognized  
Enforceable Payment Schedule for the above named agency.

Doug Davert	Chair
Name	Title
	April 10, 2012
Signature	Date

DRAFT RECOGNIZED OBLIGATION PAYMENT SCHEDULE  
Per AB 26 - Section 34177 (\*)

Project Name / Debt Obligation	Contract/Agreement Execution Date	Payee	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2012-2013**	*** Funding Source	Payable from		
								July 2012	Aug 2012	
1) Housing Tax Allocation Bonds, Series 2010	03/01/2010	Bondholders via The Bank of New York Mellon	Proceeds from the sale of the Bonds will be used to (a) prepay a portion of the City Obligation (Affordable Housing Reimbursement Agreement), (b) fund a reserve account for the Bonds, and (c) provide for the cost of issuing the Bonds. Total outstanding debt includes principal and interest.	All	40,864,159	1,815,181	RPTTF			
2) Fiscal Agent Fees - TA Bond 2010	01/18/2010	The Bank of New York Mellon	administration of bond activities [paid annually]	All	3,300	3,300	RPTTF			
3) Continuing disclosure services & arbitrage services	10/30/2010 & 8/12/1993	Applied Best Practices, Wildan & Associates	Continuing disclosure services for 2010 Housing bonds and arbitrage services	All	4,350	1,350	RPTTF			1,350
4) County Administrative Fee		County of Orange	annual tax collection administrative fee	All	213,000	213,000	RPTTF			
5) Auditing Services	06/01/2011	White, Nelson, Diehl, Evans, LLP	auditing of annual Agency expenditures	All	36,626	12,000	RPTTF			12,000
6) Graffiti removal	10/01/2008	Graffiti Control Systems	Graffiti removal in the Town Center and South Central Redevelopment Project Areas. Contract is paid for through CDBG, General and RDA funds.	All	13,800	13,800	RPTTF	4,600		4,600
7) Contract for available commercial property search	09/29/2010	LoopNet, Inc	Web-based Commercial Property Search for available retail, commercial, industrial and other property types in Tustin	All	3,500	3,500	RPTTF			
8) Contract for web-based business assistance information	03/18/2011	Tools for Business Success, LLC	Web-based business assistance tools available on the City of Tustin website	All	1,140	1,140	RPTTF			
9) Contract for Legal Services	various	Woodruff, Spradlin & Smart (Including Stradling Yocca Carlson & Rauth, Remy, Thomas, Moore & Manley, Waters & Company, Jeanette Justus, \$2,000,000) *Armbruster Goldsmith & Dalvac LLP, \$575,000 *Cappello and Noel LLP, \$1,500,000, *Kutak Rock, \$110,000	legal counsel - public law & specialty legal counsel as needed to directly support project activities. Contract does not contain a "not to exceed amount" and is on an "as needed" basis. Woodruff, Spradlin & Smart also provides legal services under the Administrative Budget and these costs are not double counted between administrative-related legal expenses and project-related legal expenses.	All	4,165,000	684,000	RPTTF	82,000		82,000
10) Direct Project Related Costs (including Salary and Benefits funded by the Successor Agency)		Former employees funded by the Successor Agency that perform Successor Agency activities for direct project support	ANNUAL Payroll for employees for direct project operation, this amount will fluctuate annually. The employees are performing project related activities involving the enforceable obligations listed on Rows #13-#19, Rows #26-#36, Rows #49-#51, Rows #55-#57, & Rows #68-#69	All	581,043	581,043	RPTTF	49,942		49,942
11) PERS liability (annually adjusted)		City of Tustin	Employees funded by the Successor Agency that perform Successor Agency activities. The liability is reviewed annually and may increase or decrease based on a variety of economic and actuarial assumptions.	All	140,518		RPTTF			
12) Bank Analysis Fees		Bank of America	Fees Charged by bank for transactions	All	30,000	30,000	RPTTF			
13) Payment in Lieu of Taxes Agreement - Flanders Pointe	10/01/1999	City of Tustin	Agency monitors to insure receipt of annual payment	All	Annual	See Row #11	RPTTF			
14) Payment in Lieu of Taxes Agreement - Orange Gardens	08/13/1998	City of Tustin	Agency monitors to insure receipt of annual payment	All	Annual	See Row #11	RPTTF			
15) Olson DDA/Arbor Walk	03/01/2004	Redevelopment Agency	Monitoring to ensure the project complies with the DDA. To the extent RPTTF funds are not available to fund this enforceable obligation, then the obligation shall be considered an encumbrance of the LMIHF.	All	Annual	See Row #11	RPTTF			
16) Arbor Walk Promissory Notes	varies	Redevelopment Agency	Agency monitors to ensure the 10 affordable homeownership units are in compliance with the Promissory Notes and recorded Affordable Housing Covenants. In addition, the Agency prepares and executes affordable housing documents when affordable homeowners refinance or sell their homes. To the extent RPTTF funds are not available to fund this enforceable obligation, then the obligation shall be considered an encumbrance of the LMIHF.	All	Annual	See Row #11	RPTTF			
17) Heritage Place ODA	04/11/2002	Redevelopment Agency	Agency monitors to ensure 53 units are in compliance with affordability requirements. To the extent RPTTF funds are not available to fund this enforceable obligation, then the obligation shall be considered an encumbrance of the LMIHF.	All	Annual	See Row #11	RPTTF			
18) Heritage Place Loan Agreement	04/12/2007	Redevelopment Agency	Financial assistance was provided by the Agency to the Developer for construction of a multi-family project and the Agency monitors the terms of the loan agreement (expires 4-15-2033), including the residual receipt payment. To the extent RPTTF funds are not available to fund this enforceable obligation, then the obligation shall be considered an encumbrance of the LMIHF.	All	Annual	See Row #11	RPTTF			
19) Single and Multi-Family Rehabilitation Loans	vary	Redevelopment Agency	Agency monitors 8 Single Family and Multi-Family Loans between the Agency and Property Owners of rehabilitated properties.	All	Annual	See Row #11	RPTTF			
20) Asset Transfer Obligations	TBD	Successor Agency	In accordance with California Health and Safety Code Section 34117(e) the Successor Agency is responsible for disposing of assets and properties as directed by the Oversight Board pursuant to subdivision a of Section 34181. The Successor Agency will incur costs associated with the transfer of assets including but not limited to escrow fees, title costs, recording fees and any other associated closing costs.	All	TBD	0	RPTTF			

Project Name / Debt Obligation	Contract/Agreement Execution Date	Payee	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2012-2013**	*** Funding Source	Payable for	
								July 2012	Aug 2012
21) Town Center Housing Deficit Reduction Plan	05/01/2000	Agency's Town Center Housing Set-Aside fund	Repayment for Town Center Housing Set-Aside funds diverted to support non-housing Redevelopment activities in Town Center during the period of 1986 - 1992	Town Center	1,876,042	900,000	RPTTF		
22) Tax Allocation Refunding Bonds 1998 (Town Center)	07/01/1998	Bondholders via US Bank	Bond issue to fund non-housing projects Total outstanding debt includes principal and interest	Town Center	8,181,750	1,638,771	RPTTF		
23) Fiscal Agent Fees - TA Bond 1998	01/19/2010	US Bank	administration of bond activities	Town Center	3,300	3,300	RPTTF		
24) Continuing disclosure & arbitrage services	10/30/2010 & 8/12/1993	Applied Best Practices, Wildan & Associates	Continuing disclosure & arbitrage services for 1998 bonds	Town Center	6,000	6,000	RPTTF		
25) Contract for engineering services	06/09/2011	Critical Structures, Inc	Structural engineering assessment of Stevens Square Parking Structure	Town Center	8,100	8,100	RPTTF	4,000	4,100
26) Stevens Square Parking Garage Declaration of Covenants, Conditions, Restrictions and Reservations	06/17/1988	Stevens Square Parking Structure Condominium Association	There are ongoing maintenance costs as required by the CC&Rs. In addition, there are one-time, deferred maintenance repairs that will be determined by the structural engineering assessment. The costs associated with ongoing maintenance and deferred maintenance repairs are estimate	Town Center	43,000	10,840	RPTTF	320	320
27) Ambrose Lane/First Time Homebuyer	05/17/2000	Redevelopment Agency	Agency monitors to ensure the 5 affordable homeownership units are in compliance with the Promissory Note and recorded Affordable Housing Covenants. In addition, the Agency prepares and executes affordable housing documents when affordable homeowners refinance or sell their homes. To the extent RPTTF funds are not available to fund this enforceable obligation, then the obligation shall be considered an encumbrance of the LMHF.	Town Center	Annual	See Row #11	RPTTF		
28) First Time Homebuyer Promissory Note	05/17/2000	Redevelopment Agency	Agency monitors to ensure the 1 first time homebuyer unit is in compliance with the Promissory Note and an Affordable Housing Covenant. In addition, the Agency prepares and executes affordable housing documents when the affordable homeowner refinances or sells their home. To the extent RPTTF funds are not available to fund this enforceable obligation, then the obligation shall be considered an encumbrance of the LMHF.	Town Center	Annual	See Row #11	RPTTF		
29) Makens DDA	10/19/2004	Redevelopment Agency	Monitoring to insure developer is in compliance with contractual obligations	Town Center	Annual	See Row #11	RPTTF		
30) Old Town Plaza Retail Rehab DDA	05/10/2001	Redevelopment Agency	Monitoring to insure developer is in compliance with contractual obligations	Town Center	Annual	See Row #11	RPTTF		
31) Plaza Lafayette DDA	07/02/1985	Redevelopment Agency	Monitoring to insure developer is in compliance with contractual obligations	Town Center	Annual	See Row #11	RPTTF		
32) Ford Commercial Rehab DDA	06/15/1988	Redevelopment Agency	Monitoring to insure developer is in compliance with contractual obligations	Town Center	Annual	See Row #11	RPTTF		
33) Micro Center DDA	11/21/1994	Redevelopment Agency	Monitoring to insure developer is in compliance with contractual obligations	Town Center	Annual	See Row #11	RPTTF		
34) Thompeon Building OPA	06/06/1994	Redevelopment Agency	Monitoring to insure developer is in compliance with contractual obligations	Town Center	Annual	See Row #11	RPTTF		
35) Stevens Square Parking Structure - License Agreement (8)	vary	Redevelopment Agency	Monitoring to insure 8 licenses are in compliance with contractual obligations	Town Center	Annual	See Row #11	RPTTF		
36) Poited Plants Agreements (17)	vary	Redevelopment Agency	Monitoring to insure seventeen 17 agreements are in compliance with contractual obligations	Town Center	Annual	See Row #11	RPTTF		
37) Prospect Village DDA	06/21/2004	Redevelopment Agency	Monitoring to insure developer is in compliance with contractual obligations	Town Center	Annual	See Row #11	RPTTF		
38) Public Works Agreement/South Central Redevelopment Project	06/07/1993	City of Tustin	Original loan amount to the Agency in 1993 was initially estimated to be \$3,500,000 for the Newport Avenue Extension (Newport Underpass) to Edinger Avenue. The interest rate is 5% above the City's average yield on investments. Repayment of the loan is based on City-funded Phase 1 work (Capital Improvement Program - CIP 70130) that has been completed on the Newport Avenue Extension/SR-55 North Bound Ramp Reconfiguration Project. The Phase 1 project began in 1993 and was completed in March 2010. Phase 1 (CIP 70130) contracts are not listed on previous EOPS or ROPS. There is no duplication of obligations. Phase 2 work (CIP 70131) consists of contracts listed below in Rows #42-#47 and these contracts have not been double counted in Phase 1. Pursuant to Section 1 Public Improvement Work of the Public Works Agreement, the Successor Agency shall pay the City when projects are completed and in semi-annual installments (per Section 2 Payment by the Agency of the Agreement). The installment will reflect initial reimbursement payments until confirmation of the Oversight Board of the actual increased costs of the project.	South Central	36,254,807	3,009,424	RPTTF	1,954,712	
39) Memorandum of Understanding with Orange County Water District	03/20/1985	Orange County Water District	Tax share agreement (pre-AB 1290) with the Agency	South Central	28,000	2,000	RPTTF		

Project Name / Debt Obligation	Contract/Agreement Execution Date	Payee	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2012-2013**	*** Funding Source	Payable for	
								July 2012	Aug 2012
40) Memorandum of Understanding with Tustin Unified School District (Section 33401 Payment; 9/13/1985)	09/13/1985	Tustin Unified School District	Tax share agreement pre-1290 with Agency. The agreement provides that certain tax sharing payments would occur after the Agency has expended \$10 million dollars for construction of facilities within the South Central Amendment Area and/or retired bonds or other indebtedness for such construction as provided in the Agreement. The Agency has not retired the indebtedness associated with the 1993 Public Works Agreement and, as a result, there have been no payments made to date.	South Central	0	0	RPTTF		
41) Memorandum of Understanding with Saddleback Community College District (Section 33401 Payment; 9/13/1985)	09/13/1985	Saddleback Community College District	Tax share agreement pre-1290 with Agency. The agreement provides that certain tax sharing payments would occur after the Agency has expended \$10 million dollars for construction of facilities within the South Central Amendment Area and/or retired bonds or other indebtedness for such construction as provided in the Agreement. The Agency has not retired the indebtedness associated with the 1993 Public Works Agreement and, as a result, there have been no payments made to date.	South Central	0	0	RPTTF		
42) Newport Av /SR55 NB Ramp Reconfiguration	11/25/2008	Psomas Engineering	Mapping and survey services	South Central	13,800	13,800	RPTTF	2,300	2,300
43) Newport Av /SR55 NB Ramp Reconfiguration	01/26/2010	Anderson/Penna	Program management services	South Central	1,875	1,875	RPTTF	300	300
44) Newport Av Extension, N/O Edinger Av	02/02/2010	Dakken Engineering	Final design services	South Central	7,500	7,500	RPTTF		200
45) Newport Av Extension, N/O Edinger Av	10/06/2010	Nuvus	Landscape design services	South Central	19,290	19,290	RPTTF	2,300	3,000
46) Newport Av Extension, N/O Edinger Av	12/15/2007	Morrow Management	Dry Utility design and coordination services	South Central	1,200	1,200	RPTTF		300
47) Newport Av Extension, N/O Edinger Av	01/26/2010	Anderson/Penna	Program management services	South Central	5,000	5,000	RPTTF		1,000
48) CBS Outdoor Billboard	12/19/1994	Redevelopment Agency	Monitoring to insure licensee is in compliance with contractual obligations	South Central	Annual	See Row #11	RPTTF		
49) Tustin Grove Promissory Notes and Affordable Housing Covenants	var	Redevelopment Agency	Agency monitors to ensure the sixteen 18 affordable homeownership units are in compliance with the Promissory Notes and recorded Affordable Housing Covenants. In addition, the Agency prepares and executes affordable housing documents when affordable homeowners refinance or sell their homes. To the extent RPTTF funds are not available to fund this enforceable obligation, then the obligation shall be considered an encumbrance of the LMIHF.	South Central	Annual	See Row #11	RPTTF		
50) Tustin Grove Affordable Housing DDA	12/27/1996	Redevelopment Agency	Monitoring to ensure the project complies with the DDA. To the extent RPTTF funds are not available to fund this enforceable obligation, then the obligation shall be considered an encumbrance of the LMIHF.	South Central	Annual	See Row #11	RPTTF		
51) Tax Allocation Bonds - MCAS Tustin, Series 2010	11/01/2010	Bondholders via The Ban of New York Mellon	Bond issue to fund non-housing projects. Total outstanding debt includes principal and interest.	MCAS Tustin	80,914,088	2,811,901	RPTTF		
52) Fiscal Agent Fees - IA Bond 2010	09/07/2010	The Bank of New York Mellon	administration of bond activities	MCAS Tustin	3,300	3,300	RPTTF		3,300
53) Continuing disclosure services & arbitrage services	10/30/2010 & 8/12/1993	Applied Best Practices, Wilkian & Associates	Continuing disclosure services for 2010 MCAS bonds & arbitrage services	MCAS Tustin	4,350	1,350	RPTTF		
54) Lease in Furtherance of Conveyance (LIFOC) executed May 13, 2002 between the United States of America and the City of Tustin for Portions of the Former Marine Corps Air Station Tustin	05/13/2002	Redevelopment Agency	Property Management, Maintenance, Environmental Remediation, and Real Estate obligations of City required by Navy on Lease sites until conveyance of properties. This includes asset management and disposal, property management and remediation. Direct project related staffing costs only associated with asset management and disposal under the LIFOC are listed in Row #11. Contractual response costs for all other responsibilities under the LIFOC Agreement will be as they are incurred and as requested by the Department of Navy.	MCAS Tustin	Varies	0	RPTTF		
55) Lease in Furtherance of Conveyance (LIFOC) executed June 18, 2004 between the United States of America and the City of Tustin for Parcel 22 of the Former Marine Corps Air Station Tustin	06/18/2004	Redevelopment Agency	Property Management, Maintenance, Environmental Remediation, and Real Estate obligations of City required by Navy on Lease sites until conveyance of properties. This includes asset management and disposal, property management and remediation. Direct project related staffing costs only associated with asset management and disposal under the LIFOC are listed in Row #11. Contractual response costs for all other responsibilities under the LIFOC Agreement will be as they are incurred and as requested by the Department of Navy.	MCAS Tustin	Varies	0	RPTTF		
56) Economic Development Conveyance (EDC) Application for Marine Corps Air Station (MCAS) Tustin as Amended	05/13/2002	Redevelopment Agency	Obligations of City required by Navy in the conveyance of the property under the Reuse Plan adopted in 2002. This includes asset management and disposal, property management and remediation. Direct project related staffing costs associated with asset management and disposal under the EDC are listed in Row #11. Contractual response costs for all other responsibilities under the EDC Agreement will be as they are incurred and as requested by the Department of Navy.	MCAS Tustin	Varies	0	RPTTF		
57) Contract for Development Advisor services	09/07/2010	Developer's Research	Implementation Plan and Strategy	MCAS Tustin	11,000	11,000	RPTTF	5,000	6,000
58) Contract for Engineering & Planning	08/08/2010	RBF Consulting	Plan check and tract map services	MCAS Tustin	54,058	54,058	RPTTF	5,000	5,000
59) Contract for Planning Services	09/07/2010	SMS Architects	Implementation Plan and Strategy	MCAS Tustin	45,000	45,000	RPTTF	15,000	15,000
60) Contract for Engineering Services	09/07/2010	Hunsaker & Associates	Disposition Strategy & mapping services	MCAS Tustin	141,840	141,840	RPTTF	4,000	4,000
61) Contract for Financial Analysis	01/04/2011	David Tausig & Associates	financial advisory services associated with determining distribution of assessments associated with background infrastructure costs	MCAS Tustin	12,750	12,750	RPTTF	12,750	
62) Newport/SR-55 Gateway Master plan & landscape improvements	09/09/2010	RBF Consulting	Preparation of Gateway Master plan and design of landscape improvements	MCAS Tustin	51,689	51,689	RPTTF	10,000	10,000
63) Website Hosting Agreement	12/08/2010	Commpro, LLC	Website hosting for the MCAS Tustin website (Annual)	MCAS Tustin	1,800	1,800	RPTTF	150	150
64) Contract for fence repair	09/18/2009	National Construction Rental, Inc	Fence repairs as needed at MCAS Tustin	MCAS Tustin	8,210	2,400	RPTTF	200	200

Project Name / Debt Obligation	Contract/Agreement Execution Date	Payee	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2012-2013**	*** Funding Source	Payable for	
								July 2012	Aug 2012
65) Developer Selection Process, Expert Panel Stipends	07/19/2011	Various (18 panelists)	Stipend/honorarium for service of development professional on a Panel	MCAS Tustin	4,500	4,500	RPTTF		4,500
66) Contract for Maintenance of undeveloped properties	11/20/2008	Spectrum Landscaping	Maintenance of undeveloped land (Annual)	MCAS Tustin	71,208	71,208	RPTTF	5,934	5,934
67) Coventry Court Regulatory Agreement & Declaration of Restrictive Covenants and Supplemental Regulatory Agreement	09/30/2010	Redevelopment Agency	Agency monitors receipt of payment in lieu of taxes as well as developer's compliance with contractual senior affordable housing obligations related to 153 affordable units within the Project. To the extent RPTTF funds are not available to fund this enforceable obligation, then the obligation shall be considered an encumbrance of the LMIHF.	MCAS Tustin	Annual	See Row #11	RPTTF		
Totals - This Page (RPTTF Funding)					\$ 175,649,893	\$ 13,098,210	\$ -	\$ 2,158,508	\$ 215,498
Totals - Page 2 (Other Funding)					\$ 89,358	\$ 1,400,945	N/A	\$ 89,358	\$ 1,400,945
Totals - Page 3 (Administrative Cost Allowance)					\$ 307,380	\$ 307,380	N/A	\$ 51,230	\$ 51,230
Totals - Page 4 (Pass Thru Payments)					\$ 181,271,999	\$ 2,450,096	N/A	\$ -	\$ -
Grand total - All Pages					\$ 178,048,820	\$ 14,806,535		\$ 2,299,094	\$ 1,667,671

\* The Preliminary Draft Recognized Obligation Payment Schedule (ROPS) is to be completed by 3/1/2012 by the successor agency, and subsequently be approved by the oversight board before the final ROPS is submitted to the State Controller and State Department of Finance by April 15, 2012. It is not a requirement to submit the final Oversight Approved ROPS to the State Controller and State Department of Finance.

\*\* All totals due during fiscal year and payment amounts are projected.

\*\*\* Funding sources from the successor agency: (For fiscal 2011-12 only, references to RPTTF could also mean tax increment allocated to the Agency prior to February 1, 2012.)

RPTTF - Redevelopment Property Tax Trust Fund  
 LMIHF - Low and Moderate Income Housing Fund

Bonds - Bond proceeds  
 Admin - Successor Agency Administrative Allowance  
 Other - reserves, rents, interest earnings, etc

DRAFT RECOGNIZED OBLIGATION PAYMENT SCHEDULE  
Per AB 26 - Section 34177 (\*)

Project Name / Debt Obligation	Contract/Agreement Execution Date	Payee	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2012-2013**	Funding Source ***	Fiscal Year 2012	
								July 2012	Aug 2012
1) Contract for Environmental Services	11/18/2010	Pacific States	Construction of Tustin Ranch Road Phase 1 Grading & Storm Drain (contract may be amended to complete future bond-related projects)	MCAS Tustin	6,000	6,000	Bonds	6,000	
2) Contract for GeoTech Services	09/07/2010	NMG	Construction of Tustin Ranch Road Phase 1 Grading & Storm Drain (contract may be amended to complete future bond-related projects)	MCAS Tustin	20,100	20,100	Bonds	20,100	
3) Contract for Construction Management	05/03/2011	Parsons Transportation Group	Construction management for Tustin Ranch Road (Phase 1 and 2)	MCAS Tustin	1,132,918	1,132,918	Bonds	40,000	80,000
4) Contract for Tustin Ranch Road Construction - Phase 1	08/02/2011	Sandoval Pipeline Engineering	Construction of Tustin Ranch Road Phase 1 (Grading & Storm Drain)	MCAS Tustin	500,000	500,000	Bonds		500,000
5) Capital Projects - TA Bond 2010 (See Attachment No. 2 on RDA Resolution 11-06) including Tustin Ranch Road, Phase 2	TBD	TBD	capital projects associated with construction of infrastructure and facilities as listed in the Official Statement for TA Bond 2010	MCAS Tustin	24,052,147	5,000,000	Bonds		400,000
6) Direct Project-related costs associated with MCAS Tustin Tax Allocation Bonds, Series 2010 (including Salary and Benefits of Successor Agency employees)		Employees that perform direct project-related activities for the MCAS Tustin Tax Allocation bond-funded projects	Annual Payroll for employees supporting Bond-funded projects	MCAS Tustin	577,538	230,038	Bonds	18,945	18,945
7) Contract for Tustin Ranch Road Construction - Phase 2 (Street Improvements)	TBD	R J Noble Company	Construction of Tustin Ranch Road Phase 2 (Street Improvements)	MCAS Tustin	8,000,000	4,000,000	Bonds		400,000
8) Contract for Engineering Construction Support	TBD	RBF Consulting	Construction of Tustin Ranch Road Phase 2 (Street Improvements, contract may be amended to complete future bond-related projects)	MCAS Tustin	300,000	60,000	Bonds		
9) Contract for Environmental Services	11/02/2010	Vandermost Consulting	Regulatory Agency consulting	MCAS Tustin	2,311	2,311	Bonds	2,311	
10) Contract for Archaeological & Paleontological Services	07/19/2011	Paleo Solutions, Inc	Archeological & Paleontological compliance and monitoring for Neighborhood E.	MCAS Tustin	13,130	13,130	Bonds	2,000	2,000
Totals - LMHF							N/A		
Totals - Bond Proceeds					\$ 34,604,144	\$ 10,964,497	N/A	\$ 89,356	\$ 1,400,945
Totals - Other							N/A		
Grand total - This Page					\$ 34,604,144	\$ 10,964,497	N/A	\$ 89,356	\$ 1,400,945

\* The Preliminary Draft Recognized Obligation Payment Schedule (ROPS) is to be completed by 3/1/2012 by the successor agency, and subsequently be approved by the oversight board before the final ROPS is submitted to the State Controller and State Department of Finance by April 15, 2012. It is not a requirement that Oversight Approved ROPS to the State Controller and State Department of Finance  
 \*\* All total due during fiscal year and payment amounts are projected  
 \*\*\* Funding sources from the successor agency: (For fiscal 2011-12 only, references to RPTTF could also mean tax increment allocated to the Agency prior to February 1, 2012.)  
 RPTTF - Redevelopment Property Tax Trust Fund  
 LMHF - Low and Moderate Income Housing Fund  
 Bonds - Bond proceeds  
 Admin - Successor Agency Administrative Allowance  
 Other - reserves, rents, interest earnings, etc

**DRAFT RECOGNIZED OBLIGATION PAYMENT SCHEDULE**  
 Per AB 28 - Section 34177 (\*)

Project Name / Debt Obligation	Payee	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2012-2013**	Funding Source**	Payable from the Administrative Allowance Allocation***						
							Payments by month						
							July 2012	Aug 2012	Sept 2012	Oct 2012	Nov 2012	D	
1) Agreement for Reimbursement of Costs and City/Administrative Agency Operations Loan* between the Successor Agency and the City and an Administrative Budget pursuant to California Health and Safety Code Section 34177 (l) (including salary and benefits funded by the Successor Agency and administrative costs. Administrative costs include the agreement with Woodruff, Spradlin & Smart \$300,000 for administrative legal services and the Lease of Office Space \$49,497)	Employees funded by the Successor Agency that perform Successor Agency activities as needed for direct administrative operations as well as overhead and legal services	Administrative Budget for employees, overhead & legal services needed for direct administrative operation. The Oversight Board of the Successor Agency to the Tustin Community Redevelopment Agency approved the administrative budget on March 13, 2012 and the Successor Agency adopted Successor Agency Resolution No. 12-04 on March 20, 2012 approving the Administrative Budget and approved the "Agreement for Reimbursement of Costs and City/Successor Agency Operations Loan" This amount will fluctuate annually. The Administrative Budget was calculated in accordance with California Health and Safety Code Section 34171(b), 5% of the property tax allocated to the Successor Agency for FY 2011-2012	All	307,380	307,380	Admin	51,230	51,230	51,230	51,230	51,230		
2) Contract for Legal Services	City Attorney - Woodruff, Spradlin & Smart (including Stradling Yocca Carlson & Rauth; Remy, Thomas, Moose & Manley, Waters & Company; and Jeanette Justus)	Legal counsel - public law & specialty legal council as needed to directly support administrative activities. Woodruff, Spradlin & Smart also provides legal services under direct project services and these costs are not double-counted between administrative-related legal expenses and project-related legal expenses.	All	Actual expenses were included in the Administrative Budget - Row #1	Actual expenses were included in the Administrative Budget - Row #1	Admin							
3) Lease of Office Space	PK II Holdco, LLC	Office space rent	All	Actual expenses were included in the Administrative Budget - Row #1	Actual expenses were included in the Administrative Budget - Row #1	Admin							
4) Auditing Services	White, Nelson, Diehl, Evans, LLP	Auditing of annual Agency expenditures	All	Actual expenses were included in the Administrative Budget - Row #1	Actual expenses were included in the Administrative Budget - Row #1	Admin							
5)													
6)													
7)													
8)													
9)													
10)													
11)													
12)													
13)													
14)													
17)													
18)													
19)													
20)													
21)													
22)													
23)													
24)													
25)													
26)													
27)													
28)													
<b>Totals - This Page</b>					\$ 307,380	\$ 307,380		\$ 51,230	\$ 51,230	\$ 51,230	\$ 51,230	\$ 51,230	\$

\* The Preliminary Draft Recognized Obligation Payment Schedule (ROPS) is to be completed by 3/1/2012 by the successor agency, and subsequently be approved by the oversight board before the final ROPS is submitted to the State Controller and State Department of Finance.  
 \*\* All total due during fiscal year and payment amounts are projected.  
 \*\*\* Funding sources from the successor agency. (For fiscal 2011-12 only, references to RPTTF could also mean tax increment allocated to the Agency prior to February 1, 2012.)  
 RPTTF - Redevelopment Property Tax Trust Fund      Bonds - Bond proceeds      Other - reserves, rents, interest earnings, etc  
 LMIHF - Low and Moderate Income Housing Fund      Admin - Successor Agency Administrative Allowance  
 \*\*\*\* - Administrative Cost Allowance caps are 5% of Form A 6-month totals in 2011-12 and 3% of Form A 6-month totals in 2012-13. The calculation should not factor in pass through payments paid for with RPTTF in Form D.