

**RECOGNIZED OBLIGATION PAYMENT SCHEDULE (ROPS III)**  
**January 1, 2013 through June 30, 2013**

Item #	Project Name / Debt Obligation	Contract/Agreement Execution Date	Contract/Agreement Termination Date	Payee	Description/Project Scope	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2012-13	Funding Source						
									LMIHF	Bond Proceeds	Reserve Balance	Admin Allowance	RPTTF	Other	Six-Month Total
<b>Grand Total</b>							\$ 313,078,675	\$ 45,743,777	\$ 184,875	\$ 995,000	\$ -	\$ 382,233	\$ 12,892,900	\$ 2,294,596	\$ 16,749,604
1	1996 COP	12/2/1996	Maturity - 1/2023	US Bank	Bonds issued to rehab/update City Hall	M/CC	10,049,390.00	991,995.00					213,298		213,298
2	1997A Bond	7/14/1997	Maturity - 9/2013	US Bank	Public Lease Revenue Refunding Bonds	M/CC	945,000.00	921,375.00					22,500		22,500
3	1998A TAB	3/2/1998	Maturity - 7/2020	US Bank	Central City Projects	M/CC	11,376,607.50	1,456,515.00					1,198,258		1,198,258
4	1998B TAB	3/2/1998	Maturity - 7/2020	US Bank	Central City Projects	M/CC	5,903,816.25	669,282.50					532,141		532,141
5	1999 COP	2/15/1999, 6/21/1999	Maturity - 9/2024	US Bank	South Valle, Bldg 201, PD HQ	SV, M/CC,CCN	13,677,200.00	1,131,187.50					270,188		270,188
6	2002A TAB	3/4/2002	Maturity - 12/2031	US Bank	Mt Vernon Project Area	MTV	5,176,990.00	257,718.75					90,375.00		90,375
7	2002 TAB	11/19/2001	Maturity - 4/2026	US Bank	SC, CCN, SEIP, NW, TRI, UP and SV Projects	SC,CCN,SEIP,NW, TRI,UP,SV	30,968,286.00	2,524,776					1,825,776		1,825,776
8	2005A TAB	11/19/2001	Maturity - 10/2025	US Bank	SC, CCN, SEIP, NW, TRI, UP and SV Projects	SC,CCN,SEIP,NW, TRI,UP,SV	55,501,920.26	5,016,955					1,149,487		1,149,487
9	2005B TAB	11/19/2001	Maturity - 10/2025	US Bank	SC, CCN, SEIP, NW, TRI, UP and SV Projects	SC,CCN,SEIP,NW, TRI,UP,SV	20,703,478.31	1,910,942					430,887		430,887
10	2010A RECOVERY ZONE	12/6/2010	Maturity - 4/2030	US Bank	Recovery Zone Projects	CCN,M/CC,NW	12,619,212.50	718,100					449,050		449,050
11	2010B TAB	12/6/2010	Maturity - 4/2028	US Bank	Northwest Project Area	NW	4,942,200.00	352,500					256,250		256,250
12	1995H Highland Lutheran SR Housing	6/19/1995	Maturity - 7/2025	US Bank	Sr Housing Complex	IVDA	1,916,690.63	147,644					101,322		101,322
13	1995R Casa Ramona Sr Housing	6/19/1995	Maturity - 7/2025	US Bank	Ramona Sr Housing Complex	MTV	1,710,709.38	134,656					92,328		92,328
14	CMB-E \$15,000,000	10/5/2009	Maturity - 9/2015	CMB Infrastructure Group	Various projects: 1) Sbx; 2) courthouse sewer line relocation; 3) solar project; 4) La Placita; and 5) I-215/University Interchange project	SC,UP,CCN,CCS, SEIP,TRI	18,268,750.00	787,500					393,750		393,750
15	CMB-E \$10,000,000	3/3/2011	Maturity - 12/2017	CMB Infrastructure Group	Project under EDC Funding Agreement	CCE,CCS,CCN, M/CC	12,100,900.00	525,000					261,600		261,600
16	CMB-E \$8,000,000	9/20/2010	Maturity - 10/2016	CMB Infrastructure Group	Public infrastructure located along "E" Street and Inland Center Dr	IVDA	9,155,000.00	420,000					210,000		210,000
17	Cinema Section 108	6/15/1998	Maturity - 8/2018	Bank of New York	Cinema Star Project	CCN,M/CC,NW	3,841,916.20	687,716					118,041		118,041
18	Arden Guthrie Section 108	7/24/2006	Maturity - 8/2025	Bank of New York	North Arden/Guthrie Project	IVDA	9,784,966.20								
19	Hillwood-DDA	9/18/2006	4/27/2021	Hillwood Properties	Tax Sharing Agreement - Warehouse Facility	SC	560,800.00	560,800					560,800		560,800
20	BP CA - Site Remediation	10/7/2002	9/30/2018	BP Cal	Tax Sharing Agreement - Site Remediation	TRI	790,026.44	150,000					75,000		75,000
21	Carousel Mall Note	5/5/2010	Maturity - 5/2013	Citizens Business Bank	Loan Agreement, purchase of Carousel Mall Note	M/CC	16,861,000.00	16,861,000					336,000		336,000
22	Young Electric Sign Company	3/17/2008	7/15/2022	YESCO	Tax Sharing Agreement	NW	261,761.20	37,000							
23	Perris Campus Plaza	6/4/2007	6/4/2022	ICO Development	Tax Sharing Agreement - New Construction	IVDA	285,781.62	39,000					39,000		39,000
24	SB County Bldg - TADS	8/16/2004	2/2/2020	Waterman Holdings	Tax Sharing Agreement - New Construction	CCE	1,868,504.77	50,000					50,000		50,000
25	Mapei	12/2/2002	6/30/2013	Mapei	Tax Sharing Agreement - New Construction	NW	543,830.45	20,000					20,000		20,000
26	Woolworth Bldg	9/18/2006	1/1/2013	Reynolds San Bernardino	Purchase of Woolworth Bldg	M/CC	506,637.00	506,637					506,637		506,637
27	Salvation Army	5/2/2011	6/1/2013	Salvation Army	Facility Relocation	CCN	995,000.00	995,000		995,000					995,000
28	2006 LM Bond	3/20/2006	Maturity - 5/2027	US Bank	Downtown 5th & G area - L/M income housing projects	CCN	30,957,950.63	2,693,991					2,041,996		2,041,996
29	Street/Infrastructure Improvements	9/20/2010	10/1/2016	Various	Street/Infrastructure Improvements along Inland Central Drive and E Street in proximity to the Inland Center Mall	CCS	8,000,000.00								
30	PERS - Unfunded Pension Liability	6/30/2010	8/10/2045	CalPERS	Est. Unfunded Pension Balance as of 6-30-2010	ALL	5,211,000.00								
31	Other Employment Benefit	6/23/2005	8/10/2045	Various Employees	Retiree Supplemental Health Benefit per Agency Policy	ALL	887,700.00	29,700					14,850		14,850
32	Successor Agency Admin Fee	1/1/2013	6/30/2013	Various	Various admin activities in support of the dissolution of the former RDA	ALL	382,233.00	382,233				382,233			382,233
33	Litigation - Carousel Mall (Placo)	9/7/2011	9/1/2016	Lewis Brisbois	Legal representation for litigation	M/CC	400,000.00	80,000					40,000		40,000
34	Litigation - Peart v. City of San Bernardino	5/20/2011	5/1/2016	Lewis Brisbois	Lawsuit - Personal Injury	ALL	125,000.00	25,000					12,500		12,500
35	Litigation - Alvarez, etal	3/2/2011	3/1/2016	Lockwood & Aris	Lawsuit - Alvarez housing projects	City	250,000.00	50,000					25,000		25,000
36	Litigation - Glen Aire MHP Corp	3/5/2012	3/1/2015	Endeman Lincoln Turek Heater	Lawsuit - Glen Aire MHP Corp et al	City, IVDA	125,000.00	25,000					12,500		12,500
37	Financial Software	8/17/1983	6/30/2016	ICCS	Financial software license fee	ALL	52,800.00	13,200					6,600		6,600
38	Long Term Property Maintenance	6/28/2011	8/10/2045	Various	Maintenance of former Agency properties in accordance with AB 1848	ALL	6,732,000.00	204,000					102,000		102,000
39	Construction Management	7/11/2011	7/31/2013	Allwest Development	Construction Management services for the University Parkway Promenade project	SC	45,000.00	35,000					35,000		35,000
40	Infrastructure - Watson OPA	12/20/2010	7/31/2013	University Parkway Promenade	OPA - Housing/retail project infrastructure	SC	432,256.33	400,000					400,000		400,000
41	Auto Plaza - Reader Board	5/17/2010	Maturity - 5/2013	Citizens Business Bank	\$850k Loan Guarantee	SEIP	688,000.00								
42	Shober Consulting	11/16/2009	11/16/2012	Shober Consulting	Relocation consultant - 19th & Sunrise	IVDA	30,000.00	15,000	15,000						15,000
43	Del Richardson & Associates	11/16/2009	11/16/2012	DRA	Acq consultant - 19th & Sunrise	IVDA	16,000.00	8,000					8,000		8,000
44	RSG	1/4/2012	1/4/2013	RSG	Housing loan & covenant monitoring services	ALL	97,500.00	32,250	16,125						16,125
45	AmeriNational	9/20/2010	9/20/2013	AmeriNational	Housing loan portfolio administration & monitoring	ALL	90,000.00	30,000	15,000						15,000
46	Lugo Senior Apartments	12/6/2010	12/6/2013	Meta Housing	Acq, pre-development, rehab. Loan w/Meta Housing	IVDA	1,800,000.00	900,000					500,000		500,000
47	MECH	11/1/2010	7/20/2013	MECH	Amended Agreement - 19th & Sunire	IVDA	800,000.00	400,000					400,000		400,000
48	Mall Development Agreement	5/5/2010		Panattoni Development Corp	2010 Assignment/Mall Development	M/CC	200,000.00								
49	Consultant Services	7/8/2011	6/30/2014	Fernando Portilio	Housing consulting services	ALL	75,000.00	6,000	6,000						6,000
50	Consultant Services	7/8/2011	6/30/2014	Turtle Island Construction Services	Construction management	ALL	1,125,000.00	18,750	18,750						18,750
51	Consultant Services	8/26/2011	3/30/2013	VPS	Residential security shields	ALL	49,500.00	12,000	12,000						12,000
52	Consultant Services	9/1/2011	9/1/2014	RSG	Program eligibility determination	ALL	37,500.00	10,000	10,000						10,000



Name of Successor Agency: San Bernardino  
 County: San Bernardino

**RECOGNIZED OBLIGATION PAYMENT SCHEDULE (ROPS III) -- Notes (Optional)**  
 January 1, 2013 through June 30, 2013

Item #	Notes/Comments
	<b>Summary</b> - The amount shown on line "E" is estimated as the County Auditor-Controller has not yet published such data.
1 to 13	Notwithstanding the total amount indicated as attributable to RPTTF during the ROPS period of January through June 2013, due to anticipated cash flow shortfalls directly resulting from DOF's AB 1x 26 process, which shorted the RDA/SA approximately one-half of the tax increment it would have otherwise received for its FY 2011-12 budget purposes, some of the RPTTF received during January 2013 may be used to reinstate debt service reserves with one or more of the trustees with respect to the former RDA's bonded indebtedness. It is anticipated that this process may continue for several more ROPS cycles until the RPTTF cash flow is sufficient to meet the SA's debt service obligations.
18	Available CDBG funds are used to payoff this HUD Section 108 loan. However, former Agency tax increment funds are required as backup funding source if there are insufficient CDBG funds.
29	These enforceable obligations are required pursuant to certain antecedent agreements between the former RDA and CMB Export, an EB-5 Visa Regional Center sanctioned by the U. S. Citizenship and Immigration Service ("USCIS"). These binding agreements were entered into on 10-5-2009, 9-20-2010 and 3-3-2011 and require the SA, as successor in interest to the RDA to certain project performance requirements. The indicated enforceable obligations are required pursuant these antecedent agreements. Failure to perform will expose the SA to litigation from CMB Export, its EB-5 Visa investors and the USCIS.
30	New Item - Terms for the payment of the unfunded balance will be negotiate with CalPERS. Once those terms have been aged to ROPS III will be amended and re-submitted.
38	Consistent with HSC § 34177.3(b), these enforceable obligations are for maintenance directly related to Successor Agency real property and are essential to winding down the former redevelopment agency's affairs.
41	The Agency guaranted a \$850,000 loan for the reeader board for the auto center. The loan has been reduced by a payment of \$162,000. The potential liability has been reduced to \$688,000. Balance of the loan is payable in May 2013.
43	The funding source has been changed to RPTTF. On the previous ROPS III draft the funding source was identified as LMIHF.
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48	Possible payment requirement may appear on future ROPS.
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Page/Form	Line	Project Name / Debt Obligation	Payee	Description/Project Scope	Project Area	LMIHF		Bond Proceeds		Reserve Balance		Admin Allowance		RPTTF		Other	
						Estimate	Actual	Estimate	Actual	Estimate	Actual	Estimate	Actual	Estimate	Actual	Estimate	Actual
5 of 9	26	Theatre Square - Signage	Quiel Brothers	Signage removal - Theatre Square	CCN			1,200	1,200								
5 of 9	27	Theatre Square - Demo	Specialized Environmental	Demolition of auditorium for utility room	CCN			43,640	43,640								
5 of 9	28	Theatre Square - Utility room	National Const Maint	Construction of utility room	CCN			32,000	32,000								
5 of 9	29	Theater Sq Design & Construction	Bradco Environmental	Palm tree removal & recycle	CCN			7,030	7,030								
5 of 9	31	Cinema Property	Design West Engineering	Fire alarm and fire sprinkler design	CCN			7,405	7,405								
5 of 9	32	Cinema Property	Doyle Wheat	Caretaker	CCN			50,000	50,000								
5 of 9	33	Cinema Property	Design West Engineering	Mtgs/revisions to fire alarm & sprinkler design	CCN			25,000	25,000								
5 of 9	34	Cinema Property	Vanir Construction Mngt	Construction coordination/inspection of payment requests - Regal Theatre	CCN			30,000	30,000								
5 of 9	35	Yavitz Sale & Purchase Agreement	Ludwig Engineering	Condo Map Tr 18833	CCN			11,407	11,407								
5 of 9	39	Commercial/Retail Marketing	The Franson Co.	Commercial/Retail Marketing T.S.	CCN									23,794	23,794		
5 of 9	40	Commercial/Retail Marketing	The Franson Co.	Commercial/Retail Marketing T.S.	CCN									2,779	2,779		
5 of 9	41	ARCO NW Cor 5th & Mt Vernon Ave	Krueper Engineering	Signal & street improvements at NW Cor of 5th St and Mt Vernon Ave	MTV									19,135	19,135		
5 of 9	45	INCO - 5th & H Streets	Pacific Heritage	Site manager maintenance	MTV									8,000	8,000		
5 of 9	47	2nd Street Improvements	NBI	Repalce sidewalks, curb, gutters, between H & G Streets	CCS			906,423	906,423								
5 of 9	48	Stadium - Parking lot	Transtech	Rehab parking lot	CCS			49,950	49,950								
5 of 9	49	Stadium - Irrigation	W. Wood & Assoc Dev	irrigation improvements	CCS			49,864	49,864								
5 of 9	50	Stadium - Lighting	Sierra Pacific Electrical	re-wiring & repair of parking lot lights	CCS			20,736	20,736								
5 of 9	51	Stadium - Turf	W. Wood & Assoc Dev	installation of synthetic turf	CCS			11,683	11,683								
5 of 9	52	Stadium - Parking lot	Broughton Construction	construction of parking lot improvements	CCS			317,285	317,285								
5 of 9	53	Ann Shirells Park	Pacific Mobile	modular acq & modification, site work	NW			257,654	257,654								
5 of 9	54	Ann Shirells Park	Inland Valley Roofing, Inc.	roof repair	NW			5,500	5,500								
5 of 9	55	Ann Shirells Park	Transtech	Various improvements	NW			49,959	49,959								
5 of 9	56	F Street parking lot	NBI	new parking lot on F St between 5th & 4th Streets	CCN			8,118	8,118								
5 of 9	57	F Street parking lot	NBI	security fencing and gate	CCN			10,775	10,775								
5 of 9	58	Andreson Bldg	R & S Electrical	light fixture/light replacement - Carousel Mall structure/Andreson	M/CC									30,820	30,820		
5 of 9	59	Carousel Mall	R & S Electrical	parking structure lighting fixture	M/CC									48,650	48,650		
5 of 9	60	Carousel Mall	R & S Electrical	Mall parking lot lighting	M/CC									46,285	46,285		
5 of 9	61	Carousel Mall - Haz Waste Removal	Belshire Environmental	removal of drums containing hazardous waste materials from the Montgomery Ward garage	M/CC									5,000	5,000		
5 of 9	62	Sustainable Communities Grant (SCG)	Various	develop a comprehensive plan for the city to become an environmentally sustainable community	ALL												
5 of 9	63	Sustainable Communities Grant (SCG)	MVR Consulting	project and grant management, public outreach, web development & administration	ALL											10,349	10,349
5 of 9	64	Sustainable Communities Grant (SCG)	Knott's Family Agency dba SB Green Alliance	community engagement and outreach activities	ALL											4,500	4,500
5 of 9	65	Sustainable Communities Grant (SCG)	University Enterprises Corp. at CSUSB	research & technical review including land use, transportation and water plan review, community survey development	ALL											6,000	6,000
5 of 9	66	CPUC CASF - Broadband	Various	develop a broadband infrastructure and access plan for the Inland Empire (Riverside & San Bernardino counties)	ALL											12,000	12,000
5 of 9	67	CPUC CASF - Broadband	MVR Consulting	project and grant management, public outreach, web development &	ALL											4,500	4,500
5 of 9	68	Megred Area B - EIR	RBF	EIR - Merged Area B	NW,SC,CCW,M TV,UP,40TH									25,000	25,000		
5 of 9	69	Merged Area B - Plan amendment	Rosenow Spevacek Group	Plan Amendment - Merged Area B	NW,SC,CCW,M TV,UP,40TH									25,000	25,000		
5 of 9	70	Streetscape-4th St, phase I	AECOM	4th Street construction drawings	M/CC & CCN			35,000	35,000								
5 of 9	71	Theatre Square Design and Construction	Vanir Construction Mngt	construction management services - Theatre Square	CCN			24,422	24,422								
5 of 9	72	Theatre Square Design and Construction	AECOM	design for landscape and lighting	CCN			12,097	12,097								
5 of 9	73	Theatre Square Design and Construction	Ludwig Engineering	Engineering design for infrastructure	CCN			3,614	3,614								
5 of 9	74	Northwest Street improvements	Ludwig Engineering	Engineering/Construction management	NW			300,720	300,720								
5 of 9	75	Northwest Street improvements	Transtech	Engineering/Construction management	NW			82,000	82,000								
5 of 9	76	ARCO offsite improvements	A&A Holdings	Dev agreement for street improvements	MTV									110,000	110,000		
5 of 9	77	Courthouse - sewer relocation	Willdan Engineering	sewer design and construction mngt	CCE			126,484	126,484								
5 of 9	78	Façade Grant	LNL Computers	improvements to payee's property	UP									10,000	10,000		
5 of 9	79	Façade Grant	Eillot Precision Block Co	improvements to payee's property	MTV									10,000	10,000		
5 of 9	80	Façade Grant	Interstate Batery Systems	improvements to payee's property	SEIP									4,750	4,750		
5 of 9	81	Façade Grant	Sweet Dream Realty	improvements to payee's property	CCN									10,000	10,000		





