

ENFORCEABLE OBLIGATION PAYMENT SCHEDULE

Per AB 26-Section 34167 and 34169

Item	Project Name/ Debt Obligation	Payee	Description	Total Outstanding Debt/Obligation	Total Due By June 2012	January	February	March	April	May	June
DEBT SERVICE											
1	2008 Tax Allocation Bonds Series A & B	Bank of New York Mellon	Principal payments	\$ 100,775,500	\$ 2,940,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,940,000
2	2008 Tax Allocation Bonds Series A & B	Bank of New York Mellon	Interest payments	\$ 57,789,900	\$ 2,048,340	\$ -	\$ 409,668	\$ 409,668	\$ 409,668	\$ 409,668	\$ 409,668
3	2008 Tax Allocation Bonds Series A & B	Stone & Youngberg/Stifel Nicolaus	Remarketing fee	\$ 125,000	\$ 50,000	\$ -	\$ -	\$ 25,000	\$ -	\$ -	\$ 25,000
4	2008 Tax Allocation Bonds Series A & B	ScotiaBank	Letter-of-credit fee	\$ 580,000	\$ 232,000	\$ -	\$ -	\$ 116,000	\$ -	\$ -	\$ 116,000
5	2008 Tax Allocation Bonds Series A & B	ScotiaBank	Draw fee	\$ 6,250	\$ 2,500	\$ -	\$ 500	\$ 500	\$ 500	\$ 500	\$ 500
6	2008 Tax Allocation Bonds Series A & B	Fraser & Associates	Independent financial consultant, per trust indenture	\$ 17,675	\$ 17,675	\$ -	\$ 3,535	\$ 3,535	\$ 3,535	\$ 3,535	\$ 3,535
7	2008 Tax Allocation Bonds Series A & B	Bank of New York Mellon	Trustee bank fee	\$ 11,025	\$ 4,410	\$ -	\$ 4,410	\$ -	\$ -	\$ -	\$ -
8	Annual Audit	Moss, Levy & Hartzheim	Annual audit services	\$ 82,400	\$ -						
9	RDA Legal Counsel	RICHARDS, WATSON & GERSHON	legal counsel	\$ 200,000	\$ 5,360	\$ 5,360	\$ -	\$ -	\$ -	\$ -	\$ -
10	Debt Service Implementation and Delivery Co	Successor Agency	Cost to implement and deliver debt service obligations		\$ 80,117	\$ 13,353	\$ 13,353	\$ 13,353	\$ 13,353	\$ 13,353	\$ 13,353
HOUSING											
11	Implement BMR Resale Agmts (45 yrs) Non-st	Various	Housing Transaction Costs	\$ 1,800,000	\$ 20,000	\$ 3,333	\$ 3,333	\$ 3,333	\$ 3,333	\$ 3,333	\$ 3,335
12	Madrone Downpayment Assist. Agmt	Various	downpayment loans (\$75k)	\$ 1,400,000	\$ 750,000		\$ 150,000	\$ 150,000	\$ 150,000	\$ 150,000	\$ 150,000
13	Security Grant for Crest Ave Apt Rehab	So Cnty Hsg	Reimburse Security Improv.	\$ 15,000	\$ 15,000	\$ 15,000					
14	Bella Terra-EAH Development OPA	EAH	Additional RDA funding per OPA	\$ 1,125,000	\$ 1,125,000			\$ 1,125,000			
15	State RDLP Loan	State of CA	State Loan to RDA	\$ 2,623,300	\$ 2,623,300		\$ 2,623,300				
16	State HELP Loan	State of CA	State Loan to RDA	\$ 1,170,000	\$ 1,170,000		\$ 1,170,000				
17	Smith Wagle Prop Mgmt	Smith Wagle	Prop Mgmt Agmt for RDA Units	\$ 37,800	\$ 420	\$ 70	\$ 70	\$ 70	\$ 70	\$ 70	\$ 70
18	Viento HOA Dues	Viento HOA	HOA Dues for Agency BMR	\$ 162,000	\$ 1,800	\$ 300	\$ 300	\$ 300	\$ 300	\$ 300	\$ 300
19	Security Grant for UHC Crossing Apts		Reimburse Security Improv.	\$ 15,000	\$ 15,000	\$ 15,000					
20	MH Integrated Alarm	MH Integrated Alarm	Alarm Service for Agency BMR	\$ 27,000	\$ 300	\$ 50	\$ 50	\$ 50	\$ 50	\$ 50	\$ 50
21	Rehab Loans Servicing	Ameri National	Rehab Loan Servicing	\$ 260,160	\$ 4,338	\$ 723	\$ 723	\$ 723	\$ 723	\$ 723	\$ 723
22	Housing Rehab Loan	Kendall	Housing Rehab Loan	\$ 10,000	\$ 10,000	\$ 10,000					
23	Housing Rehab Loan	Shirley	Housing Rehab Loan w/ Grants	\$ 12,500	\$ 12,500	\$ 12,500					
24	Housing Rehab Loan	Elder	Housing Rehab Loan w/ Grants	\$ 20,000	\$ 20,000	\$ 20,000					
25	Housing Rehab Grant Committed	Various	Misc. Rehab Grants	\$ 10,000	\$ 10,000	\$ 10,000					
26	BMR Unit Landscaping	New Image	Landscape Service for Agency BMR	\$ 81,000	\$ 900	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150
27	Grants for housing services	Catholic Charities	Depot Commons	\$ 13,077	\$ 13,076		\$ 6,538				\$ 6,538
28	Grants for housing services	community solutions	domestic violence shelter	\$ 12,049	\$ 12,048		\$ 6,024				\$ 6,024
29	Grants for housing services	Project Sentinel	Hsg counseling / fair housing	\$ 18,578	\$ 18,578		\$ 9,289				\$ 9,289
30	Keyser Marston Madrone Analysis	KMA	Financial Analysis	\$ 10,000	\$ 10,000		\$ 2,500	2500	2500	2500	2500
31	RDA Legal Counsel	Strombotne	Housing	\$ 7,120	\$ 7,120	\$ 5,277					
32	RDA Domain Website	South Valley Internet	Hosting of RDA website	\$ 60	\$ 60	\$ 10	\$ 10	\$ 10	\$ 10	\$ 10	\$ 10
33	Housing Implementation and Delivery Cost	Successor Agency	Cost to implement and deliver projects housing obligations		\$ 190,188	\$ 31,697.92	\$ 31,697.92	\$ 31,697.92	\$ 31,697.92	\$ 31,697.92	\$ 31,697.92
CAPITAL IMPROVEMENT PROJECTS											
3RD STREET PROMENADE											
34	3rd St Promenade Consulting Contract	BKF Engineers	Construction support	\$ 2,231	\$ 2,231	\$ -	\$ 2,231	\$ -	\$ -	\$ -	\$ -
35	3rd St Promenade Consulting Contract	Cel Consulting	Testing of granite and hanover	\$ 16,740	\$ 16,740	\$ 10,000	\$ 6,740	\$ -	\$ -	\$ -	\$ -
36	Security Camera- 3rd St. Promenade	SURVEILLANCE GRID	Design/install security camera system	\$ 24,188	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
BUTTERFIELD BLVD-NORTH											
37	Butterfield Blvd-North Consulting Contract	Associated ROW SVCS	Property Aquisition Services	\$ 3,250	\$ -						
38	Butterfield Blvd-North Consulting Contract	MH ENGINEERING CO	Design Services	\$ 40,800	\$ 40,800		\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,800	
BUTTERFIELD BLVD-SOUTH											
39	Butterfield Blvd- South Construction	RGW Construction, Inc.	Construction of the Butterfield Blvd South	\$ 11,571,066	\$ 6,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000
40	Butterfield Blvd- South Consulting Contract	MH Engineering Co.	Engineering consulting	\$ 3,482	\$ 3,482	\$ -	\$ 1,000	\$ 2,000	\$ 482	\$ -	\$ -
41	Butterfield Blvd- South Contingency	RGW Construction, Inc.	Construction of the Butterfield Blvd South	\$ 708,453	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000
42	Butterfield Blvd- South Design Services	WEBER, HAYES & ASSOCIATES, INC	Design Services	\$ 4,000	\$ 4,000			\$ 4,000			
43	Butterfield Blvd- South Property Acquisition	Lake	property acquisition	\$ 3,500	\$ 3,500	\$ 3,500					
44	Butterfield Blvd- South Property Acquisition	Gallo	property acquisition	\$ 64,395	\$ 64,395	\$ 64,395					
45	Butterfield Blvd- South Property Acquisition	Ray-Will	property acquisition	\$ 1,011,463	\$ 1,011,463	\$ 1,011,463					
46	Butterfield Blvd- South Property Acquisition	Costa	property acquisition	\$ 154,795	\$ 154,795	\$ 154,795					
47	Butterfield Blvd- South Property Acquisition	Royal Oaks	property acquisition	\$ 31,000	\$ 31,000		\$ 31,000				
48	Butterfield Blvd- South Property Acquisition	Lieu Quan	property acquisition	\$ 49,835	\$ 49,835	\$ 49,835					
49	Butterfield Blvd- South Staking	MH Engineering Co.	construction of the Butterfield Blvd staking	\$ 171,747	\$ 171,747	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ 21,747
50	Butterfield Blvd-South Consulting Services	ASSOCIATED RIGHT OF WAY SVCS	Property Aquisition Services	\$ 6,912	\$ 6,912		\$ 6,912				
51	Butterfield Blvd-South Design Services	MARK THOMAS & CO, INC	2nd Amendment - Construction support	\$ 400,475	\$ 350,000	\$ 75,000	\$ 75,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000
52	Butterfield Blvd-South Legal Services	JARVIS, FAY, DOPORTO & GIBSON	construction legal services	\$ 19,850	\$ 17,805	\$ 10,000	\$ 4,000	\$ 3,805			

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53	Butterfield Blvd-South ROW and Permit Fees	UPRR	ROW and permit fees	\$ 120,000	\$ 120,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 120,000
COCHRANE ROAD											
54	Cochrane Rd-Traffic Signal	HATCH MOTT MACDONALD	Develop traffic models, memos,	\$ 27,100	\$ 27,100		\$ 5,500	\$ 5,500	\$ 5,500	\$ 5,500	\$ 5,100
55	Cochrane Rd-Traffic Signal Timing	CMH	construction/design	\$ 255,000	\$ 50,000						\$ 50,000
CRC SOLAR PROJECT											
56	CRC Solar Project-Construction Contract	CUPERTINO ELECTRIC INC	Design-Build a Photovoltaic system	\$ 125,070	\$ 125,070	\$ 27,000		\$ 98,070			
57	CRC Solar Project-Construction Contract	CUPERTINO ELECTRIC INC	Design-Build a Photovoltaic system- Contengency	\$ 98,510	\$ 98,510			\$ 98,510			
58	CRC Solar Project-Consulting Contract	OPTONY INC	Commissioning Services	\$ 2,591	\$ 2,591	\$ -	\$ 2,591	\$ -	\$ -	\$ -	\$ -
59	CRC Solar Project-Consulting Contract	NOVA PARTNERS	Project Management	\$ 8,029	\$ 8,029			\$ 8,029			
DOWNTOWN PROJECTS											
60	Monterey Rd Streetscape	CALLANDER ASSOCIATES	Amendment 1 not to exceed \$265,000	\$ 18,565	\$ 18,565	\$ 5,000	\$ 5,000	\$ 5,000	\$ 3,565	\$ -	\$ -
61	Downtown Improvements	Successor Agency	Bond-required improvements	\$ 6,100,000	\$ 100,000						\$ 100,000
62	Downtown Parking Structure	Successor Agency	Bond-required improvements	\$ 7,000,000	\$ 100,000						\$ 100,000
HALE AVENUE EXTENSION											
63	Hale Avenue Extension-ROW	CMH/Nossaman	ROW acquisition	\$ 3,700,000	\$ 986,000					\$ 493,000	\$ 493,000
64	Hale Avenue Extension-Consulting Services	ASSOCIATED RIGHT OF WAY SVCS	Property Aquisition Services	\$ 39,337	\$ -						
65	Hale Avenue Extension-Design Services	MARK THOMAS & CO, INC	Design Services	\$ 673,111	\$ 180,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000
66	Hale Avenue Extension-Environmental	David Powers and Associates	Environmental work	\$ 319,800	\$ 319,800		\$ 50,000	\$ 100,000	\$ 100,000	\$ 69,800	
67	Hale Avenue Extension-Legal Services	JARVIS, FAY, DOPORTO & GIBSON	construction legal services	\$ 15,000	\$ -						
68	Hale Avenue Extension-Construction		Bond-required improvements	\$ 8,500,000	\$ -						
69	Hale Avenue Extension-Consulting Contract	Akel Engineering	Water/Sewer Main Sizes	\$ 4,860	\$ 4,860		\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 860
TENNANT AVE/HWY 101											
70	Tennant Ave/Hwy 101 Engineering	MARK THOMAS & CO, INC	Engineering Services	\$ 232,166	\$ 232,166		\$ 100,000	\$ 40,000	\$ 50,000	\$ 42,166	\$ -
71	Tennant Ave/Hwy 101 Consulting Services	STATE OF CA DEPT OF TRANS	CALTRANS construction support	\$ 18,441	\$ 18,441			\$ 18,441			
72	Tennant Ave/Hwy 101 Landscape Maintenance	West Coast Arborist	Landscape establishment	\$ 15,000	\$ 3,600	\$ 600	\$ 600	\$ 600	\$ 600	\$ 600	\$ 600
UNDERGROUNDING OF UTILITIES											
73	Underground Monterey Utilities	GIACALONE DESIGN SERVICES INC	Streetlight Design	\$ 2,550	\$ 2,550	\$ 2,550	\$ -	\$ -	\$ -	\$ -	\$ -
74	Underground Utilities	City/PGE	underground utilites along Monterey Rd	\$ 225,000	\$ 225,000			\$ 75,000	\$ 50,000	\$ 50,000	\$ 50,000
WEST DUNNE AVENUE											
75	West Dunne Ave-Construction	GRANITE CONSTRUCTION CO, INC	Construction of the W Dunne	\$ 1,331,269	\$ 1,331,269	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 42,628	\$ 488,641
76	West Dunne Ave-Construction Contingency	GRANITE CONSTRUCTION CO, INC	Construction of the W Dunne-Contingency	\$ 374,267	\$ 374,267	\$ 60,000	\$ 60,000	\$ 60,000	\$ 60,000	\$ 60,000	\$ 74,267
77	West Dunne Ave-Consulting Services	URS CORPORATION AMERICAS	West Dunne Avenue consultant	\$ 379,121	\$ 379,121	\$ 62,000	\$ 62,000	\$ 65,000	\$ 65,000	\$ 65,000	\$ 60,121
78	West Dunne Ave-Legal Services	JARVIS, FAY, DOPORTO & GIBSON	legal services	\$ 7,729	\$ 7,729	\$ 7,729					
79	West Dunne Ave-Property Acquisition	ASSOCIATED RIGHT OF WAY SVCS	Property Aquisition Services	\$ 68,467	\$ -						
80	Inspection Services	CSG CONSULTANTS, INC	Inspection services-CIP -Water,	\$ 13,000	\$ 13,000				\$ 6,500	\$ 6,500	
81	Inspection Services	RMA GROUP OF NORTHERN CALIF	Testing services	\$ 7,418	\$ 7,418			\$ 7,418			
WEST LITTLE LLAGAS CREEK											
82	West Little Llagas Creek	CJ STRATEGIES, LLC	Washington representation	\$ 16,000	\$ 14,000	\$ 4,000	\$ 2,000	\$ 2,000	\$ 2,000	\$ 2,000	\$ 2,000
83	West Little Llagas Creek	SANTA CLARA VALLEY WATER DIST	Share of design costs for W. Little Llagas Creek	\$ 2,780,173	\$ 1,800,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000
84	CIP Implementation and Delivery Cost	Successor Agency	Cost to implement and deliver projects CIP obligations		\$ 685,189	\$ 114,198	\$ 114,198	\$ 114,198	\$ 114,198	\$ 114,198	\$ 114,198
NON-HOUSING, NON-CIP											
85	Downtown Association	MH DOWNTOWN ASSOCIATION	Operate Main St program	\$ 17,800	\$ 17,800	\$ -	\$ -	\$ 17,800	\$ -	\$ -	\$ -
86	Façade Grant	Khanna	Oak Glen Plaza (Main/Wright)	\$ 50,000	\$ 50,000	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -
87	Façade Grant	Van Keulen	Office Building Main & Monterey	\$ 50,000	\$ 50,000	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -
88	Grow Morgan Hill Fund	NATIONAL DEVELOPMENT COUNCIL	Technical assistance to the City, manage program	\$ 64,996	\$ 64,996	\$ 10,833	\$ 10,833	\$ 10,833	\$ 10,833	\$ 10,833	\$ 10,833
89	Landscape Maintenance	SMITH & ENRIGHT LANDSCAPNG,INC	FY 2011-12 LANDSCAPE MAINTENANCE	\$ 3,288	\$ 2,832	\$ 472	\$ 472	\$ 472	\$ 472	\$ 472	\$ 472
90	Marketing/Advertising Design	Schiffer Design	Graphic Design	\$ 12,371	\$ 12,371	\$ 12,371			\$ -	\$ -	\$ -
91	Marketing/Graphics/Advertising Design	SAN JOSE BUSINESS JOURNAL	2011 Advertising Campaign	\$ 2,190	\$ 2,190	\$ 2,190		\$ -	\$ -	\$ -	\$ -
92	Chamber of Commerce	MH Chamber of Commerce	service agr FY11-12	\$ 44,245	\$ 44,250	\$ 7,375	\$ 7,375	\$ 7,375	\$ 7,375	\$ 7,375	\$ 7,375
93	Parking lot lease	Richter	Public Parking lot in downtown	\$ 384,000	\$ 8,250	\$ 1,375	\$ 1,375	\$ 1,375	\$ 1,375	\$ 1,375	\$ 1,375
94	Legal Counsel	NOSSAMAN LLP	legal counsel	\$ 1,043	\$ 1,043	\$ 1,043	\$ -	\$ -	\$ -	\$ -	\$ -
95	Legal Counsel	BURKE, WILLIAMS & SORENSEN LLP	legal counsel	\$ 19,534	\$ 19,534	\$ 19,534	\$ -	\$ -	\$ -	\$ -	\$ -
96	Legal Counsel	NOSSAMAN LLP	legal counsel	\$ 3,637	\$ 3,637	\$ 3,637	\$ -	\$ -	\$ -	\$ -	\$ -
97	Legal Counsel	Goldfarb Lipman	legal counsel	\$ 7,030	\$ 7,030	\$ 7,030					
98	Owl Plan Administration	Live Oak Associates	Burrowing Owl Monitoring Obligation	\$ 200,000	\$ 5,000	\$ 5,000					
99	SERAF	Successor Housing Agency	Repay the 2010 loan for SERAF	\$ 4,311,000	\$ 4,311,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,311,000
100	SERAF	Successor Housing Agency	Repay the 2011 loan for SERAF	\$ 1,825,339	\$ 1,825,339	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,825,339
101	VTA/RDA parcels	SANTA CLARA VALLEY TRANS AUTH	50% share of cooperative Agreement with VTA	\$ 22,256	\$ 22,256	\$ -	\$ 22,256	\$ -	\$ -	\$ -	\$ -
102	Web-Streaming of Successor Agency Meeting	Granicus	Web-Streaming of RDA Meetings	\$ 1,680	\$ 1,680	\$ 280	\$ 280	\$ 280	\$ 280	\$ 280	\$ 280
103	Winding down RDA via administration of Succ	City of Morgan Hill	Administrative Staffing Costs	\$ 1,000,000	\$ -						

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104	EL Toro Brewing Company	Bank	Default Payments	\$ 2,000,000	\$ 90,000	\$ 15,000	\$ 15,000	\$ 15,000	\$ 15,000	\$ 15,000	\$ 15,000
105	Employment Transition Cost	Various	obligation to employees	212,000	212,000			212,000			
106	Excess liability and property pool insurance p	ABAG-PLAN Corporation	Excess liability pool insurance premiums	\$200,000	\$ 9,524						\$ 9,524
107	Non-Housing, Non-CIP Implementation and	Successor Agency	Cost to implement and deliver projects & obligations		\$ 153,341	\$ 25,557	\$ 25,557	\$ 25,557	\$ 25,557	\$ 25,557	\$ 25,557
OTHER OBLIGATIONS											
108	Advance and Reimbursement Agreement, dated January 26, 2011	CMH	Agency obligation to pay for and reimburse City for public improvements	Ongoing, as needed as projects listed are completed, including (but not limited to) projects noted elsewhere in this schedule	on-going						
109	Project Reimbursement Agreement, dated September 1, 2007	City	Agreement to reimburse to the City for costs of public improvements	Ongoing, as needed as projects listed are completed, including (but not limited to) projects noted elsewhere in this schedule	on-going						
110	Public Capital Improvements Cooperation Agreement, dated April 29, 1994	City	Agency obligation to pay for public capital improvement projects: CIP and bond-funded project obligations	Ongoing, as needed as projects listed are completed, including (but not limited to) projects noted elsewhere in this schedule	on-going						
111	2009-10 Cooperation Agreement, dated June 30, 2009	CMH	Agency obligation to pay for public improvements on the 2009-10 capital budget and project administrative costs	Ongoing, as needed as projects listed are completed, including (but not limited to) projects noted elsewhere in this schedule	on-going						