

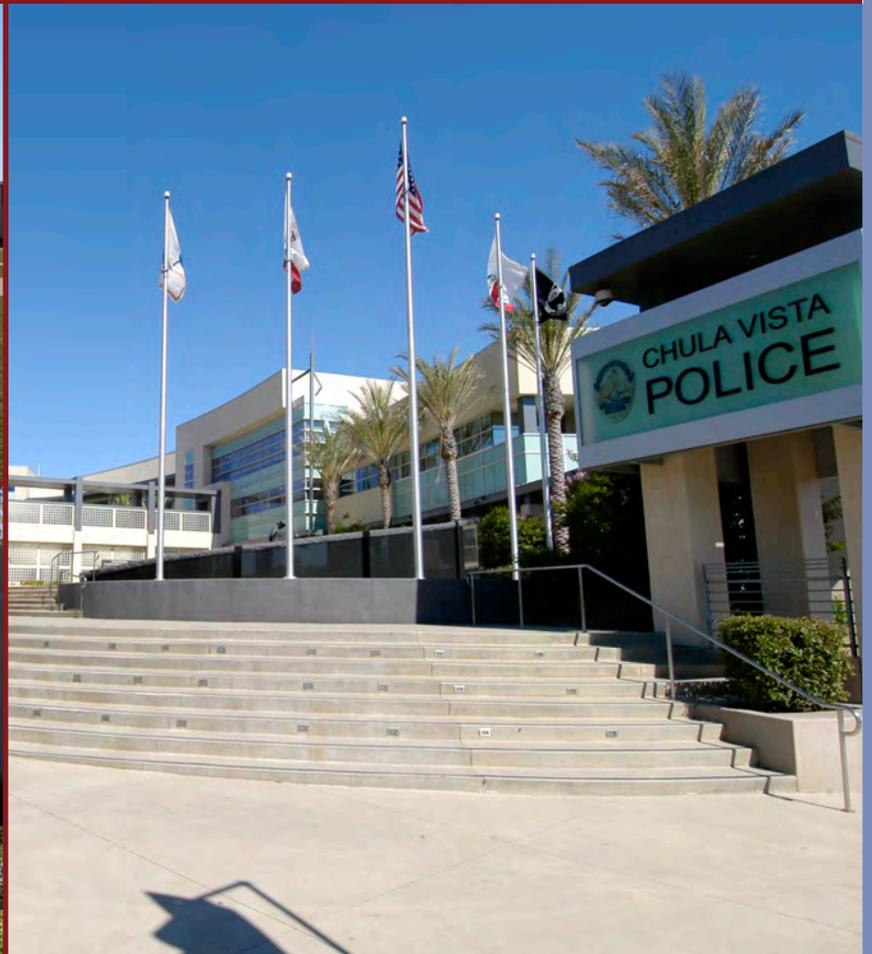


DEBT PORTFOLIO

JUNE 30, 2019



CHULA VISTA, CALIFORNIA



City of Chula Vista

Debt Portfolio

As of 6/30/2019

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Debt Portfolio

INTRODUCTION

This debt portfolio is a summary of the City's outstanding bonded indebtedness by issuance. The purpose of this report is to provide Chula Vista citizens, investors and the general public, information on the City's bonded indebtedness. Also included within this report are Redevelopment Agency/Successor Agency obligations, and other City debt such as Special Tax District liabilities and HUD Section 108 Loan repayments. Each section summarizes the original issuance, the remaining debt of each bond, and describes the improvements funded by the bond proceeds. The projects that the bonds have funded retain a longer useful life than the term of the bonds. The term of each of these bond issuances that have been entered into does vary, but most have a term of 30 years.

City of Chula Vista Bonded Indebtedness – Outstanding Bond Issuances

Each of the remaining outstanding issuances that the City is responsible for is described within this section. The City of Chula Vista has entered into bonded indebtedness to finance various public facilities throughout the City. Some of these improvements include the Civic Center Complex, Police Facility, Corporation Yard, Western Chula Vista Infrastructure, and improvements to the Nature Center (name changed to Living Coast Discovery Center).

The debt service payments (principal and interest payments) for these bonds are paid from the following revenue sources:

- General Fund (Includes Measure P one-half cent sales tax): the City's General Fund is the City's main operating fund. The General Fund revenues consist of mainly discretionary revenue such as Sales & Use Tax, Property Tax, Franchise Fees and Transient Occupancy Tax.
- Public Facilities Development Impact Fees (PFDIF): these fees are charged to new development to mitigate the impacts on the City's existing public facilities. More information on the PFDIF can be found in the Chula Vista Municipal Code Chapter 3.50.
- Residential Construction Tax (RCT) Fund: this fund contains fees that are charged to new residential units, including hotels and motels, which generate householders who impose a burden upon public facilities and infrastructure of the City. More information on the RCT can be found in the Chula Vista Municipal Code Chapter 3.32.

Redevelopment Agency/Successor Agency Bonded Indebtedness – Outstanding Bond Issuances

This section of the report describes outstanding issuances by the Redevelopment Agency/Successor Agency. The Redevelopment Agency originally issued debts, or more specifically Tax Allocation Bonds (TABs) for the purpose of eliminating blight within the City of Chula Vista. Funding for the debt payments is paid by tax increment revenues. The bonds are not backed by the City's General Fund.

City of Chula Vista Other Bonded Indebtedness – HUD Section 108 Loan

The Department of Housing and Urban Development (HUD) awarded the City a Section 108 Loan specifically for the Castle Park Infrastructure Improvement Project. The Section 108 Loan is an “advance” of future Community Development Block Grant (CDBG) entitlement funds, therefore debt service payments are made with a portion of the City’s annual CDBG entitlement revenue for a 20 year period. The anticipated payoff date is 2028.

On November 27, 2018, the City received notice from HUD regarding the opportunity to refinance the existing loan with a lower interest rate. On December 6, 2018, the City notified HUD of its election to redeem the current note. The City signed the agreement for the refinancing on January 23, 2019. This refinancing will result in cost savings to the City from lower interest rates received during the remaining life of the loan. The loan term remains the same (final payment date: 08/01/2028), and interest on the loan went from an average of 5.19% (from 2019 through 2028) to an estimated average of 3.23% (from 2019 through 2028). Please refer to the table below:

Payment Date	2008-A	2019-A*
Aug 1, 2019	4.87%	2.89%
Aug 1, 2020	4.96%	3.05%
Aug 1, 2021	5.05%	3.08%
Aug 1, 2022	5.13%	3.13%
Aug 1, 2023	5.19%	3.15%
Aug 1, 2024	5.25%	3.20%
Aug 1, 2025	5.30%	3.33%
Aug 1, 2026	5.34%	3.38%
Aug 1, 2027	5.38%	3.52%
Aug 1, 2028	5.42%	3.57%

**Estimated rates as of 11/26/2018*

2008-A = Interest rates prior to refinancing of the loan (2019 through 2028)

2019-A = Estimated interest rates under refinanced loan (2019 through 2028)

City of Chula Vista Other Bonded Indebtedness – Special Financing Districts

Special Financing Districts are created for the purpose of financing public improvements. To pay the debt service on these bonds, parcels within the district are charged a special tax that is included within their property tax bill. This section of the report includes a summary of the special financing districts, as well as descriptions of each of the special financing districts and the public improvements that they financed. The City has two different types of special financing district indebtedness:

- Assessment Districts (AD): these types of bonded ADs were formed under the Municipal Improvement Act of 1913. Under this type of special district financing, the cost of the improvements is spread proportionally over every parcel of land within the district that receives a direct and special benefit from the improvements.
- Community Facilities Districts (CFD): the City’s bonded CFDs were created under the Community Facilities District Act, or the Mello-Roos Act, signed into law in 1982. A CFD needs only find a public benefit to the community at large, in contrast to an AD where a direct/special benefit must be found. Similar to an AD, the CFD debt service payments are paid by the property owners of parcels within the specific district.

The City, more specifically the Finance Department, is responsible for administering and managing each debt issuance. In addition to the requirement of the City to make the above bonds debt service payments using their stated funding sources, the City is also required to file continuing disclosures on an annual basis to informational repositories that can be accessed by the general marketplace. Continuing disclosures are annual reports that contain current financial information of the issuer which is the City of Chula Vista, City of Chula Vista Redevelopment Agency/Successor Agency, Chula Vista Public Financing Authority or Chula Vista Municipal Financing Authority. To view copies of the City's disclosure reports, please visit the Electronic Municipal Market Access (EMMA) website at: <http://emma.msrb.org/>

For more information about the City's financial status, please visit the City of Chula Vista's Finance Department website at: <http://www.chulavistaca.gov/departments/finance>

Data Disclaimer:

Every effort has been made to assure the accuracy of the maps and data provided; however, some information may not be accurate or current. The City of Chula Vista assumes no responsibility arising from use of this information.

CITY OF CHULA VISTA BONDED INDEBTEDNESS

OUTSTANDING ISSUANCES

UPDATED JUNE 2019



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CITY OF CHULA VISTA
Total Remaining Annual Debt Service Payments (Principal and Interest)

Fiscal Year	2014 Ref COP	2015 Ref COP	2016 Ref COP	2016 LRRB	2017 LRB	2017A LRB	2017B LRB	Total Principal	Total Interest	Total
FY 2019	\$ 3,601,806.26	\$ 2,921,262.50	\$ 282,550.00	\$ 2,150,075.00	\$ 8,120,250.00	\$ 485,781.26	\$ 42,350.00	\$ 10,150,000.00	\$ 7,454,075.02	\$ 17,604,075.02
FY 2020	\$ 3,598,706.26	\$ 2,922,262.50	\$ 282,550.00	\$ 2,150,175.00	\$ 8,128,750.00	\$ 485,781.26	\$ 145,775.00	\$ 10,740,000.00	\$ 6,974,000.02	\$ 17,714,000.02
FY 2021	\$ 3,606,331.26	\$ 2,929,012.50	\$ 282,550.00	\$ 2,149,075.00	\$ 8,128,500.00	\$ 485,781.26	\$ 142,100.00	\$ 11,260,000.00	\$ 6,463,350.02	\$ 17,723,350.02
FY 2022	\$ 3,603,831.26	\$ 2,921,012.50	\$ 282,550.00	\$ 2,142,675.00	\$ 8,134,250.00	\$ 525,262.26	\$ 137,900.00	\$ 11,835,000.00	\$ 5,912,481.02	\$ 17,747,481.02
FY 2023	\$ 3,606,081.26	\$ 2,918,762.50	\$ 282,550.00	\$ 2,144,275.00	\$ 7,820,000.00	\$ 534,044.51	\$ 138,600.00	\$ 12,110,000.00	\$ 5,334,313.27	\$ 17,444,313.27
FY 2024	\$ 3,612,581.26	\$ 2,921,762.50	\$ 282,550.00	\$ 2,148,475.00	\$ 7,506,000.00	\$ 547,373.68	\$ 134,200.00	\$ 12,410,000.00	\$ 4,742,942.44	\$ 17,152,942.44
FY 2025	\$ 3,613,081.26	\$ 2,922,687.50	\$ 282,550.00	\$ 2,145,075.00	\$ 7,507,250.00	\$ 584,752.58	\$ 129,800.00	\$ 13,005,000.00	\$ 4,180,196.34	\$ 17,185,196.34
FY 2026	\$ 3,612,456.26	\$ 2,924,437.50	\$ 282,550.00	\$ 2,149,275.00	\$ 7,508,000.00	\$ 601,088.56	\$ 125,400.00	\$ 13,645,000.00	\$ 3,558,207.32	\$ 17,203,207.32
FY 2027	\$ 3,620,206.26	\$ 2,104,037.50	\$ 1,017,550.00	\$ 2,145,675.00	\$ 7,507,500.00	\$ 616,663.66	\$ 121,000.00	\$ 14,210,000.00	\$ 2,922,632.42	\$ 17,132,632.42
FY 2028	\$ 3,625,831.26	\$ 2,105,787.50	\$ 1,017,850.00	\$ 2,145,075.00	\$ -	\$ 631,428.96	\$ 116,600.00	\$ 7,335,000.00	\$ 2,307,572.72	\$ 9,642,572.72
FY 2029	\$ 3,624,206.26	\$ 2,101,737.50	\$ 1,017,850.00	\$ 2,149,237.50	\$ -	\$ 645,344.46	\$ 112,200.00	\$ 7,620,000.00	\$ 2,030,575.72	\$ 9,650,575.72
FY 2030	\$ 3,645,781.26	\$ 2,100,175.00	\$ 1,021,650.00	\$ 2,142,737.50	\$ -	\$ 766,376.96	\$ -	\$ 7,940,000.00	\$ 1,736,720.72	\$ 9,676,720.72
FY 2031	\$ 3,651,481.26	\$ 2,101,281.25	\$ 1,019,050.00	\$ 2,142,737.50	\$ -	\$ 774,515.21	\$ -	\$ 8,280,000.00	\$ 1,409,065.22	\$ 9,689,065.22
FY 2032	\$ 3,656,681.26	\$ 2,100,362.50	\$ 1,020,250.00	\$ 907,987.50	\$ -	\$ 781,660.63	\$ -	\$ 7,400,000.00	\$ 1,066,941.89	\$ 8,466,941.89
FY 2033	\$ 3,658,940.63	\$ 2,100,087.50	\$ 1,018,850.00	\$ 909,337.50	\$ -	\$ 787,881.88	\$ -	\$ 7,680,000.00	\$ 795,097.51	\$ 8,475,097.51
FY 2034	\$ -	\$ 2,103,587.50	\$ 1,021,700.00	\$ -	\$ -	\$ 793,348.13	\$ -	\$ 3,360,000.00	\$ 558,635.63	\$ 3,918,635.63
FY 2035	\$ -	\$ -	\$ 1,018,650.00	\$ -	\$ -	\$ 802,545.00	\$ -	\$ 1,380,000.00	\$ 441,195.00	\$ 1,821,195.00
FY 2036	\$ -	\$ -	\$ 1,024,850.00	\$ -	\$ -	\$ 810,353.13	\$ -	\$ 1,440,000.00	\$ 395,203.13	\$ 1,835,203.13
FY 2037	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 817,167.51	\$ -	\$ 470,000.00	\$ 347,167.51	\$ 817,167.51
FY 2038	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 822,988.13	\$ -	\$ 495,000.00	\$ 327,988.13	\$ 822,988.13
FY 2039	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 827,815.00	\$ -	\$ 520,000.00	\$ 307,815.00	\$ 827,815.00
FY 2040	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 836,273.75	\$ -	\$ 550,000.00	\$ 286,273.75	\$ 836,273.75
FY 2041	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 843,250.00	\$ -	\$ 580,000.00	\$ 263,250.00	\$ 843,250.00
FY 2042	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 849,003.75	\$ -	\$ 610,000.00	\$ 239,003.75	\$ 849,003.75
FY 2043	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 857,788.13	\$ -	\$ 645,000.00	\$ 212,788.13	\$ 857,788.13
FY 2044	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 864,466.26	\$ -	\$ 680,000.00	\$ 184,466.26	\$ 864,466.26
FY 2045	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 869,648.13	\$ -	\$ 715,000.00	\$ 154,648.13	\$ 869,648.13
FY 2046	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 878,226.88	\$ -	\$ 755,000.00	\$ 123,226.88	\$ 878,226.88
FY 2047	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 885,095.63	\$ -	\$ 795,000.00	\$ 90,095.63	\$ 885,095.63
FY 2048	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 890,254.38	\$ -	\$ 835,000.00	\$ 55,254.38	\$ 890,254.38
FY 2049	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 893,703.13	\$ -	\$ 875,000.00	\$ 18,703.13	\$ 893,703.13
Total	\$ 54,338,003.27	\$ 40,198,256.25	\$ 12,458,650.00	\$ 29,721,887.50	\$ 70,360,500.00	\$ 22,795,664.07	\$ 1,345,925.00	\$ 170,325,000.00	\$ 60,893,886.09	\$ 231,218,886.09

Note: The above total annual debt service payments include payments made from the General Fund, Public Facilities Development Impact Fee (PFDIF), and Residential Construction Tax (RCT) combined.

2014 Refunding Certificates of Participation refunded the 2002 COP Police Facility Project

2015 Refunding Certificates of Participation refunded the 2004 COP Civic Center Ph I & Western Chula Vista and partially refunded the 2006 COP Civic Center Ph II and Nature Center

2016 Refunding Certificates of Participation refunded the remaining portion of the 2006 COP Civic Center Ph II and Nature Center

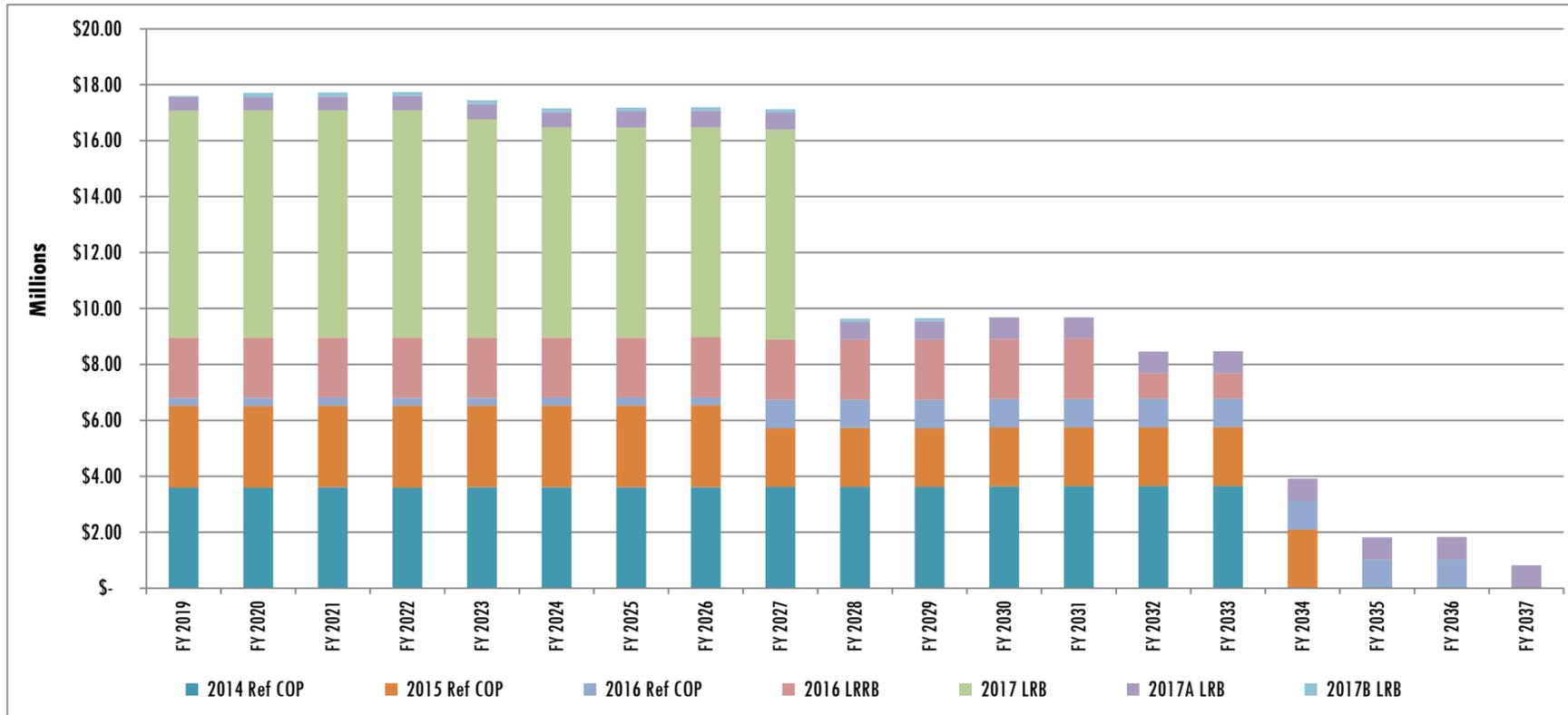
2016 Lease Revenue Refunding Bonds refunded the 2010 COP Civic Center Ph III and Corp Yard Refunding (2000 COP)

CITY OF CHULA VISTA
Debt Service by Funding Source (Principal and Interest)

Fiscal Year	General Fund*	PFDIF	RCT	Total
FY 2019	\$ 11,746,293.96	\$ 5,191,769.57	\$ 666,011.49	\$ 17,604,075.02
FY 2020	\$ 11,856,667.52	\$ 5,191,093.02	\$ 666,239.48	\$ 17,714,000.02
FY 2021	\$ 11,857,653.10	\$ 5,197,918.53	\$ 667,778.40	\$ 17,723,350.02
FY 2022	\$ 11,894,308.90	\$ 5,187,217.63	\$ 665,954.50	\$ 17,747,481.02
FY 2023	\$ 11,590,921.96	\$ 5,187,949.78	\$ 665,441.52	\$ 17,444,313.27
FY 2024	\$ 11,291,099.79	\$ 5,195,717.16	\$ 666,125.49	\$ 17,152,942.44
FY 2025	\$ 11,324,773.37	\$ 5,194,086.59	\$ 666,336.38	\$ 17,185,196.34
FY 2026	\$ 11,338,561.39	\$ 5,197,910.57	\$ 666,735.35	\$ 17,203,207.32
FY 2027	\$ 11,381,930.61	\$ 5,271,007.44	\$ 479,694.36	\$ 17,132,632.42
FY 2028	\$ 3,888,070.24	\$ 5,274,409.14	\$ 480,093.34	\$ 9,642,572.72
FY 2029	\$ 3,897,278.17	\$ 5,274,127.56	\$ 479,169.99	\$ 9,650,575.72
FY 2030	\$ 3,916,807.87	\$ 5,281,099.09	\$ 478,813.76	\$ 9,676,720.72
FY 2031	\$ 3,927,753.30	\$ 5,282,245.94	\$ 479,065.97	\$ 9,689,065.22
FY 2032	\$ 3,586,388.39	\$ 4,401,696.99	\$ 478,856.51	\$ 8,466,941.89
FY 2033	\$ 3,593,928.37	\$ 4,402,375.33	\$ 478,793.81	\$ 8,475,097.51
FY 2034	\$ 1,305,405.00	\$ 2,133,638.86	\$ 479,591.77	\$ 3,918,635.63
FY 2035	\$ 1,008,446.11	\$ 812,748.89	\$ -	\$ 1,821,195.00
FY 2036	\$ 1,017,507.45	\$ 817,695.68	\$ -	\$ 1,835,203.13
FY 2037	\$ 817,167.51	\$ -	\$ -	\$ 817,167.51
FY 2038	\$ 822,988.13	\$ -	\$ -	\$ 822,988.13
FY 2039	\$ 827,815.00	\$ -	\$ -	\$ 827,815.00
FY 2040	\$ 836,273.75	\$ -	\$ -	\$ 836,273.75
FY 2041	\$ 843,250.00	\$ -	\$ -	\$ 843,250.00
FY 2042	\$ 849,003.75	\$ -	\$ -	\$ 849,003.75
FY 2043	\$ 857,788.13	\$ -	\$ -	\$ 857,788.13
FY 2044	\$ 864,466.26	\$ -	\$ -	\$ 864,466.26
FY 2045	\$ 869,648.13	\$ -	\$ -	\$ 869,648.13
FY 2046	\$ 878,226.88	\$ -	\$ -	\$ 878,226.88
FY 2047	\$ 885,095.63	\$ -	\$ -	\$ 885,095.63
FY 2048	\$ 890,254.38	\$ -	\$ -	\$ 890,254.38
FY 2049	\$ 893,703.13	\$ -	\$ -	\$ 893,703.13
Total	\$ 141,559,476.17	\$ 80,494,707.78	\$ 9,164,702.14	\$ 231,218,886.09

*General Fund Includes Measure P one-half cent Sales Tax

CITY OF CHULA VISTA - GENERAL FUND OBLIGATIONS
Annual Debt Service Payments (Principal and Interest)



General Fund Obligations

General Fund Obligations (Certificates of Participation)	Description	Date of Issuance	Original Issuance ¹	Outstanding Balance ²	Purpose	Call Date	Term	Final Maturity	Interest Rate ³
2014 Refunding COP ⁴	Police Facility Project	3/12/2014	\$45,920,000	\$37,630,000	Refunding	10/1/2024	19 Years	2032	3.70%
2015 Refunding COP ⁵	Civic Center Project	9/3/2015	\$34,330,000	\$28,540,000	Refunding	3/1/2025	18 Years	2034	3.19%
2016 Refunding COP ⁶	Civic Center Project	7/26/2016	\$8,600,000	\$8,600,000	Refunding	3/1/2026	19 Years	2036	3.01%
2016 Lease Revenue Refunding Bonds ⁷	Capital Lease Refunding Project	7/26/2016	\$25,885,000	\$21,800,000	Refunding	5/1/2026	17 Years	2033	2.35%
2017 Lease Revenue Bonds	Measure P	7/18/2017	\$61,355,000	\$50,475,000	New Money	N/A	10 Years	2027	1.91%
Lease Revenue Bonds Series 2017A	CREBs (Taxable)	12/21/2017	\$12,045,000	\$12,045,000	New Money	12/1/2027	31 Years	2049	1.35%
Lease Revenue Bonds Series 2017B	CREBs (Tax-Exempt)	12/21/2017	\$1,085,000	\$1,085,000	New Money	N/A	11 Years	2029	1.98%
Total General Fund Obligations			\$189,220,000	\$160,175,000					

Notes:

¹Original Issuance only includes Principal amount

²Outstanding Balance as of June 30, 2019.

³True Interest Cost at time of Issuance

⁴2014 Refunding COP Includes the refunding of the 2002 Police Facility.

⁵2015 Refunding COP refunded the 2004 COP and partially refunded the 2006 COP.

⁶2016 Refunding COP refunded the remaining portion of the 2006 COP.

⁷2016 Lease Revenue Refunding Bonds advance refunded the 2010 COP.

General Fund Obligation COP Pledged Assets

General Fund Obligations (Certificates of Participation)	Pledged Assets
2014 Refunding COP Police Facility Project	Police Facility Project and Site
2015 COP Civic Center Project	Civic Center complex, Fire Station No. 7, Monteville Park and existing improvements.
2016 COP Civic Center Project	Civic Center complex, Fire Station No. 7, Monteville Park and existing improvements.
2016 LRRB	Corporation Yard, Fire Station No. 4, Fire Station No. 6, and Fire Station No. 8
2017 Lease Revenue Bonds	South CV Library, Otay Recreation Center, Norman Senior Center, Downtown Parking Garage, Animal Care Facility, Salt Creek Recreation Center, Mountain Hawk Park, Veteran's Park, Sunset View Park, Santa Venetia Park, Heritage Park
Lease Revenue Bonds Series 2017A & 2017 B	City's Main Library, Harvest Park



Name of Debt Issued: 2014 Refunding Certificates of Participation
(Police Facility Project)

PAR Amount: \$45,920,000

Outstanding Balance (as of 6/30/2019): \$37,630,000

True Interest Cost: 3.70%



Purpose of Debt (Project): Refunding of the 2002 Certificates of Participation that were issued for the Police Facility Project

Sources of Funds:

PAR Amount:	\$45,920,000.00
Funds Held by Trustee:	\$2,025,254.96
OIP (Premium):	\$3,537,110.90

Uses of Funds:

Transfer to Escrow Bank:	\$49,138,424.51
Reserve Fund:	\$1,866,440.63
Underwriter's Discount:	\$227,367.00
Cost of Issuance:	\$250,133.72

TOTAL SOURCES: \$51,482,365.86

TOTAL USES: \$51,482,365.86

Prepayment Periods (Call Dates):

Extraordinary Prepayments can be called anytime with no premium
Optional Prepayments are allowed on or after October 1, 2024 with no premium

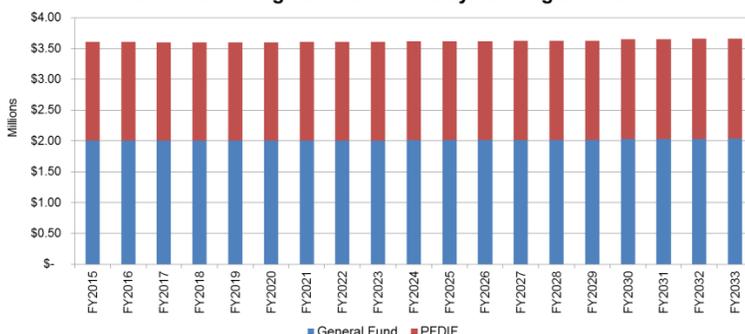
Disclosure Due Dates:

April 1 – Financial Statements and Tables 9-11, 14, 17-23, 25 & 26 in Official Statement

Financing Team:

- Finance Director: Maria Kachadoorian (at issuance); David Bilby (current)
- City Attorney: Glen R. Googins
- Financial Advisor: Suzanne Harrell, Harrell & Company Advisors, LLC
- Bond Counsel: Bob Whalen, Stradling, Yocca Carlson & Rauth
- Underwriter: E.J. De La Rosa & Co., Inc.
- Dissemination Agent: NBS (at issuance); Spicer Consulting Group (current)
- Disclosure Counsel: Stradling Yocca Carlson & Rauth
- Trustee: US Bank, N.A. (at issuance); Wilmington Trust, N.A. (current)
- Disclosure Administrator: NBS (at issuance); Spicer Consulting Group (current)

2014 Refunding COP Debt Share by Funding Source



**2014 Refunding Certificates of Participation (Police Facility)
Scheduled Debt Service**

Fiscal Year	Principal	Interest	Annual Total
FY2015	\$ 1,470,000.00	\$ 2,139,474.15	\$ 3,609,474.15
FY2016	\$ 1,615,000.00	\$ 1,992,556.26	\$ 3,607,556.26
FY2017	\$ 1,665,000.00	\$ 1,935,031.26	\$ 3,600,031.26
FY2018	\$ 1,730,000.00	\$ 1,867,131.26	\$ 3,597,131.26
FY2019	\$ 1,810,000.00	\$ 1,791,806.26	\$ 3,601,806.26
FY2020	\$ 1,895,000.00	\$ 1,703,706.26	\$ 3,598,706.26
FY2021	\$ 2,000,000.00	\$ 1,606,331.26	\$ 3,606,331.26
FY2022	\$ 2,100,000.00	\$ 1,503,831.26	\$ 3,603,831.26
FY2023	\$ 2,210,000.00	\$ 1,396,081.26	\$ 3,606,081.26
FY2024	\$ 2,330,000.00	\$ 1,282,581.26	\$ 3,612,581.26
FY2025	\$ 2,450,000.00	\$ 1,163,081.26	\$ 3,613,081.26
FY2026	\$ 2,575,000.00	\$ 1,037,456.26	\$ 3,612,456.26
FY2027	\$ 2,715,000.00	\$ 905,206.26	\$ 3,620,206.26
FY2028	\$ 2,860,000.00	\$ 765,831.26	\$ 3,625,831.26
FY2029	\$ 3,005,000.00	\$ 619,206.26	\$ 3,624,206.26
FY2030	\$ 3,165,000.00	\$ 480,781.26	\$ 3,645,781.26
FY2031	\$ 3,300,000.00	\$ 351,481.26	\$ 3,651,481.26
FY2032	\$ 3,440,000.00	\$ 216,681.26	\$ 3,656,681.26
FY2033	\$ 3,585,000.00	\$ 73,940.63	\$ 3,658,940.63
TOTAL	\$ 45,920,000.00	\$ 22,832,196.20	\$ 68,752,196.20

Debt Share by Funding Source

Fiscal Year	General Fund (55.65%)	PFDIF (44.35%)	Annual Total
FY2015	\$ 2,008,672.36	\$ 1,600,801.79	\$ 3,609,474.15
FY2016	\$ 2,007,605.06	\$ 1,599,951.20	\$ 3,607,556.26
FY2017	\$ 2,003,417.40	\$ 1,596,613.86	\$ 3,600,031.26
FY2018	\$ 2,001,803.55	\$ 1,595,327.71	\$ 3,597,131.26
FY2019	\$ 2,004,405.18	\$ 1,597,401.08	\$ 3,601,806.26
FY2020	\$ 2,002,680.03	\$ 1,596,026.23	\$ 3,598,706.26
FY2021	\$ 2,006,923.35	\$ 1,599,407.91	\$ 3,606,331.26
FY2022	\$ 2,005,532.10	\$ 1,598,299.16	\$ 3,603,831.26
FY2023	\$ 2,006,784.22	\$ 1,599,297.04	\$ 3,606,081.26
FY2024	\$ 2,010,401.47	\$ 1,602,179.79	\$ 3,612,581.26
FY2025	\$ 2,010,679.72	\$ 1,602,401.54	\$ 3,613,081.26
FY2026	\$ 2,010,331.91	\$ 1,602,124.35	\$ 3,612,456.26
FY2027	\$ 2,014,644.78	\$ 1,605,561.48	\$ 3,620,206.26
FY2028	\$ 2,017,775.10	\$ 1,608,056.16	\$ 3,625,831.26
FY2029	\$ 2,016,870.78	\$ 1,607,335.48	\$ 3,624,206.26
FY2030	\$ 2,028,877.27	\$ 1,616,903.99	\$ 3,645,781.26
FY2031	\$ 2,032,049.32	\$ 1,619,431.94	\$ 3,651,481.26
FY2032	\$ 2,034,943.12	\$ 1,621,738.14	\$ 3,656,681.26
FY2033	\$ 2,036,200.46	\$ 1,622,740.17	\$ 3,658,940.63
TOTAL	\$ 38,260,597.19	\$ 30,491,599.01	\$ 68,752,196.20

Note: The 2014 Refunding COP was executed to refund the City's outstanding 2002 COP.



Name of Debt Issued: 2015 Refunding Certificates of Participation
(Civic Center Ph I & Western CV Infrastructure/
Civic Center Ph II & Nature Center)

PAR Amount: \$34,330,000

Outstanding balance (as of 6/30/2019): \$28,540,000

True Interest Cost: 3.19%

Purpose of Debt (Project): Refunding of the 2004 COP that were issued for Civic Center Phase I & Western Chula Vista Infrastructure Project and partial refunding of the 2006 COP that were issued for Civic Center Phase II and Nature Center.

Sources of Funds:

PAR Amount: \$34,330,000.00
Funds Held by Trustee: \$3,044,404.75
OIP (Premium): \$2,262,492.75

Uses of Funds:

Transfer to Escrow Bank: \$36,994,882.76
Reserve Fund: \$2,210,406.26
Underwriter's Discount: \$175,787.50
Cost of Issuance: \$255,820.98

TOTAL SOURCES: \$39,636,897.50

TOTAL USES: \$39,636,897.50

Prepayment Periods (Call Dates):

Extraordinary Prepayments can be called anytime with no premium
Optional Prepayments are allowed on or after March 1, 2025 with no premium

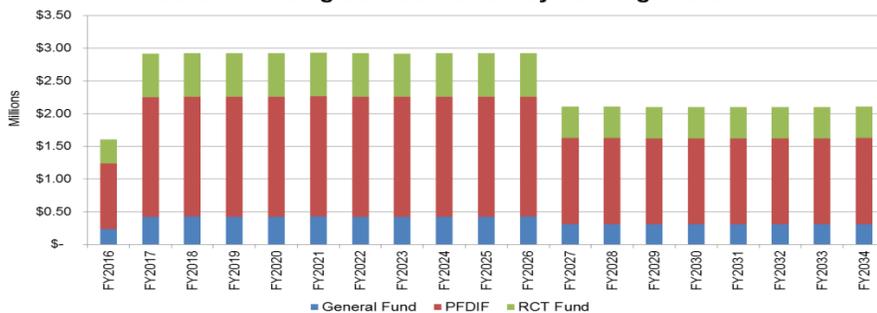
Disclosure Due Dates:

April 1 – Financial Statements and Tables 10-11, 14, 19-20, 24 & 25 in Official Statement

Financing Team:

- Finance Director: Maria Kachadoorian (at issuance); David Bilby (current)
- City Attorney: Glen R. Googins
- Municipal Advisor: Suzanne Harrell, Harrell & Company Advisors, LLC
- Bond Counsel: Bob Whalen, Stradling, Yocca Carlson & Rauth
- Underwriter: Stifel, Nicolaus & Company, Incorporated
- Dissemination Agent: Willdan Financial Services (at issuance); Spicer Consulting Group (current)
- Disclosure Counsel: Stradling Yocca Carlson & Rauth
- Trustee: US Bank, N.A. (at issuance); Wilmington Trust, N.A. (current)
- Disclosure Administrator: Willdan Financial Services (at issuance); Spicer Consulting Group (current)

2015 Refunding COP Debt Share by Funding Source



2015 Refunding Certificates of Participation (2004 COP (Civic Center Phase I) & 2006 COP (Civic Center Phase II))

Scheduled Debt Service

Debt Share by Funding Source

Fiscal Year	Principal	Interest	Annual Total	Debt Share by Funding Source							
				Fiscal Year	Civic Center Phase I		WCV Infrastructure		Civic Center Phase II		Nature Center (General Fund)
					General Fund	PFDIF	RCT Fund	General Fund	PFDIF	Nature Center	
FY2015				FY2015							
FY2016	\$ 925,000.00	\$ 678,136.74	\$ 1,603,136.74	FY2016	\$ 169,635.20	\$ 755,311.38	\$ 365,495.22	\$ 29,830.31	\$ 249,479.72	\$ 33,384.90	\$ 1,603,136.74
FY2017	\$ 1,565,000.00	\$ 1,353,012.50	\$ 2,918,012.50	FY2017	\$ 308,768.20	\$ 1,374,809.77	\$ 665,270.53	\$ 54,296.82	\$ 454,100.35	\$ 60,766.83	\$ 2,918,012.50
FY2018	\$ 1,620,000.00	\$ 1,306,062.50	\$ 2,926,062.50	FY2018	\$ 309,620.01	\$ 1,378,602.49	\$ 667,105.83	\$ 54,446.61	\$ 455,353.09	\$ 60,934.47	\$ 2,926,062.50
FY2019	\$ 1,680,000.00	\$ 1,241,262.50	\$ 2,921,262.50	FY2019	\$ 309,112.10	\$ 1,376,340.99	\$ 666,011.49	\$ 54,357.29	\$ 454,606.12	\$ 60,834.51	\$ 2,921,262.50
FY2020	\$ 1,765,000.00	\$ 1,157,262.50	\$ 2,922,262.50	FY2020	\$ 309,217.91	\$ 1,376,812.14	\$ 666,239.48	\$ 54,375.90	\$ 454,761.73	\$ 60,855.34	\$ 2,922,262.50
FY2021	\$ 1,860,000.00	\$ 1,069,012.50	\$ 2,929,012.50	FY2021	\$ 309,932.16	\$ 1,379,992.37	\$ 667,778.40	\$ 54,501.50	\$ 455,812.17	\$ 60,995.91	\$ 2,929,012.50
FY2022	\$ 1,945,000.00	\$ 976,012.50	\$ 2,921,012.50	FY2022	\$ 309,085.64	\$ 1,376,223.20	\$ 665,954.50	\$ 54,352.64	\$ 454,567.21	\$ 60,829.31	\$ 2,921,012.50
FY2023	\$ 2,040,000.00	\$ 878,762.50	\$ 2,918,762.50	FY2023	\$ 308,847.56	\$ 1,375,163.13	\$ 665,441.52	\$ 54,310.77	\$ 454,217.07	\$ 60,782.45	\$ 2,918,762.50
FY2024	\$ 2,145,000.00	\$ 776,762.50	\$ 2,921,762.50	FY2024	\$ 309,165.00	\$ 1,376,576.56	\$ 666,125.49	\$ 54,366.60	\$ 454,683.93	\$ 60,844.93	\$ 2,921,762.50
FY2025	\$ 2,210,000.00	\$ 712,687.50	\$ 2,922,687.50	FY2025	\$ 309,262.88	\$ 1,377,012.37	\$ 666,336.38	\$ 54,383.81	\$ 454,827.87	\$ 60,864.19	\$ 2,922,687.50
FY2026	\$ 2,310,000.00	\$ 614,437.50	\$ 2,924,437.50	FY2026	\$ 309,448.06	\$ 1,377,836.88	\$ 666,735.35	\$ 54,416.37	\$ 455,100.21	\$ 60,900.63	\$ 2,924,437.50
FY2027	\$ 1,575,000.00	\$ 529,037.50	\$ 2,104,037.50	FY2027	\$ 222,637.79	\$ 991,308.74	\$ 479,694.36	\$ 39,150.81	\$ 327,429.77	\$ 43,816.02	\$ 2,104,037.50
FY2028	\$ 1,635,000.00	\$ 470,787.50	\$ 2,105,787.50	FY2028	\$ 222,822.97	\$ 992,133.25	\$ 480,093.34	\$ 39,183.37	\$ 327,702.11	\$ 43,852.46	\$ 2,105,787.50
FY2029	\$ 1,680,000.00	\$ 421,737.50	\$ 2,101,737.50	FY2029	\$ 222,394.42	\$ 990,225.11	\$ 479,169.99	\$ 39,108.01	\$ 327,071.85	\$ 43,768.12	\$ 2,101,737.50
FY2030	\$ 1,745,000.00	\$ 355,175.00	\$ 2,100,175.00	FY2030	\$ 222,229.09	\$ 989,488.94	\$ 478,813.76	\$ 39,078.93	\$ 326,828.69	\$ 43,735.59	\$ 2,100,175.00
FY2031	\$ 1,805,000.00	\$ 296,281.25	\$ 2,101,281.25	FY2031	\$ 222,346.14	\$ 990,010.15	\$ 479,065.97	\$ 39,099.52	\$ 327,000.85	\$ 43,758.62	\$ 2,101,281.25
FY2032	\$ 1,865,000.00	\$ 235,362.50	\$ 2,100,362.50	FY2032	\$ 222,248.93	\$ 989,577.28	\$ 478,856.51	\$ 39,082.42	\$ 326,857.87	\$ 43,739.49	\$ 2,100,362.50
FY2033	\$ 1,930,000.00	\$ 170,087.50	\$ 2,100,087.50	FY2033	\$ 222,219.83	\$ 989,447.72	\$ 478,793.81	\$ 39,077.31	\$ 326,815.07	\$ 43,733.76	\$ 2,100,087.50
FY2034	\$ 2,030,000.00	\$ 73,587.50	\$ 2,103,587.50	FY2034	\$ 222,590.18	\$ 991,096.73	\$ 479,591.77	\$ 39,142.43	\$ 327,359.74	\$ 43,806.65	\$ 2,103,587.50
TOTAL	\$ 34,330,000.00	\$ 13,315,467.99	\$ 47,645,467.99	TOTAL	\$ 5,041,584.07	\$ 22,447,969.18	\$ 10,862,573.73	\$ 886,561.41	\$ 7,414,575.41	\$ 992,204.18	\$ 47,645,467.99

NOTE: The 2015 Refunding COP was executed to refund the City's outstanding 2004 COP and partially refund the City's 2006 COP.



Name of Debt Issued: 2016 Refunding Certificates of Participation
(Civic Center Phase II and Nature Center)

PAR Amount: \$8,600,000

Outstanding Balance (as of 6/30/2019): \$8,600,000

True Interest Cost: 3.01%

Purpose of Debt (Project): Refunding of the 2006 Certificates of Participation that were issued for the Civic Center Phase II and Nature Center.



Sources of Funds:

PAR Amount:	\$8,600,000.00
Funds Held by Trustee:	\$1,178,891.22
OIP (Premium):	\$319,651.80

Uses of Funds:

Transfer to Escrow Bank:	\$8,947,370.10
Reserve Fund:	\$1,001,156.24
Underwriter's Discount:	\$49,703.00
Cost of Issuance:	\$100,313.68

TOTAL SOURCES: \$10,098,543.02

TOTAL USES: \$10,098,543.02

Prepayment Periods (Call Dates):

Extraordinary Prepayments can be called anytime with no premium
Optional Prepayments are allowed on or after March 1, 2026 with no premium

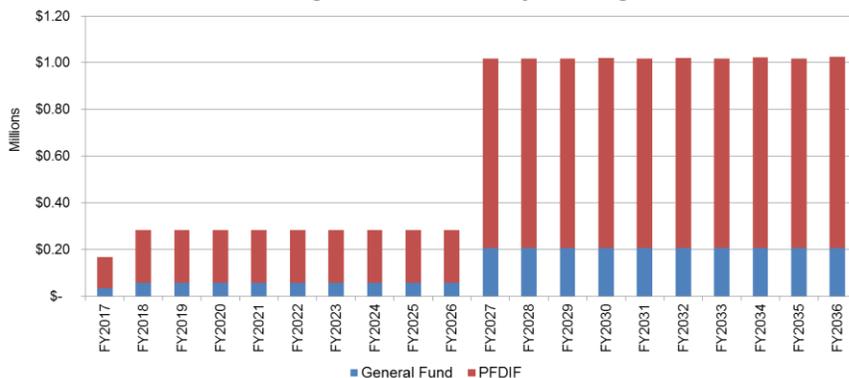
Disclosure Due Dates:

March 31 – Financial Statements and Tables 10-11, 14, 18-19, 23 & 24 in Official Statement

Financing Team:

- Finance Director: David Bilby
- City Attorney: Glen R. Googins
- Municipal Advisor: Suzanne Harrell, Harrell & Company Advisors, LLC
- Bond Counsel: Bob Whalen, Stradling, Yocca Carlson & Rauth
- Underwriter: Stifel, Nicolaus & Company, Incorporated
- Dissemination Agent: Willdan Financial Services (at issuance); Spicer Consulting Group (current)
- Disclosure Counsel: Stradling Yocca Carlson & Rauth
- Trustee: US Bank, N.A. (at issuance); Wilmington Trust, N.A. (current)
- Disclosure Administrator: Willdan Financial Services (at issuance); Spicer Consulting Group (current)

2016 Refunding COP Debt Share by Funding Source



2016 Certificates of Participation (Civic Center Phase II and Nature Center)

Scheduled Debt Service

Debt Share by Funding Source

Fiscal Year	Principal		Interest	Annual Total	Fiscal Year	Civic Center Phase II		Nature Center	Annual Total
						10.68%	89.32%	100.00%	
						General Fund (10.68%)	PFDIF (89.32%)	General Fund (100.00%)	
FY2016			\$ -	\$ -	FY2016	\$ -	\$ -	\$ -	\$ -
FY2017	\$ -	\$ -	\$ 168,745.14	\$ 168,745.14	FY2017	\$ 16,092.60	\$ 134,636.46	\$ 18,016.09	\$ 168,745.14
FY2018	\$ -	\$ -	\$ 282,550.00	\$ 282,550.00	FY2018	\$ 26,945.74	\$ 225,437.79	\$ 30,166.47	\$ 282,550.00
FY2019	\$ -	\$ -	\$ 282,550.00	\$ 282,550.00	FY2019	\$ 26,945.74	\$ 225,437.79	\$ 30,166.47	\$ 282,550.00
FY2020	\$ -	\$ -	\$ 282,550.00	\$ 282,550.00	FY2020	\$ 26,945.74	\$ 225,437.79	\$ 30,166.47	\$ 282,550.00
FY2021	\$ -	\$ -	\$ 282,550.00	\$ 282,550.00	FY2021	\$ 26,945.74	\$ 225,437.79	\$ 30,166.47	\$ 282,550.00
FY2022	\$ -	\$ -	\$ 282,550.00	\$ 282,550.00	FY2022	\$ 26,945.74	\$ 225,437.79	\$ 30,166.47	\$ 282,550.00
FY2023	\$ -	\$ -	\$ 282,550.00	\$ 282,550.00	FY2023	\$ 26,945.74	\$ 225,437.79	\$ 30,166.47	\$ 282,550.00
FY2024	\$ -	\$ -	\$ 282,550.00	\$ 282,550.00	FY2024	\$ 26,945.74	\$ 225,437.79	\$ 30,166.47	\$ 282,550.00
FY2025	\$ -	\$ -	\$ 282,550.00	\$ 282,550.00	FY2025	\$ 26,945.74	\$ 225,437.79	\$ 30,166.47	\$ 282,550.00
FY2026	\$ -	\$ -	\$ 282,550.00	\$ 282,550.00	FY2026	\$ 26,945.74	\$ 225,437.79	\$ 30,166.47	\$ 282,550.00
FY2027	\$ 735,000.00	\$ -	\$ 282,550.00	\$ 1,017,550.00	FY2027	\$ 97,039.97	\$ 811,871.24	\$ 108,638.79	\$ 1,017,550.00
FY2028	\$ 750,000.00	\$ -	\$ 267,850.00	\$ 1,017,850.00	FY2028	\$ 97,068.58	\$ 812,110.60	\$ 108,670.82	\$ 1,017,850.00
FY2029	\$ 780,000.00	\$ -	\$ 237,850.00	\$ 1,017,850.00	FY2029	\$ 97,068.58	\$ 812,110.60	\$ 108,670.82	\$ 1,017,850.00
FY2030	\$ 815,000.00	\$ -	\$ 206,650.00	\$ 1,021,650.00	FY2030	\$ 97,430.97	\$ 815,142.50	\$ 109,076.53	\$ 1,021,650.00
FY2031	\$ 845,000.00	\$ -	\$ 174,050.00	\$ 1,019,050.00	FY2031	\$ 97,183.02	\$ 813,068.04	\$ 108,798.94	\$ 1,019,050.00
FY2032	\$ 880,000.00	\$ -	\$ 140,250.00	\$ 1,020,250.00	FY2032	\$ 97,297.46	\$ 814,025.48	\$ 108,927.06	\$ 1,020,250.00
FY2033	\$ 905,000.00	\$ -	\$ 113,850.00	\$ 1,018,850.00	FY2033	\$ 97,163.94	\$ 812,908.47	\$ 108,777.59	\$ 1,018,850.00
FY2034	\$ 935,000.00	\$ -	\$ 86,700.00	\$ 1,021,700.00	FY2034	\$ 97,435.74	\$ 815,182.39	\$ 109,081.87	\$ 1,021,700.00
FY2035	\$ 960,000.00	\$ -	\$ 58,650.00	\$ 1,018,650.00	FY2035	\$ 97,144.87	\$ 812,748.89	\$ 108,756.24	\$ 1,018,650.00
FY2036	\$ 995,000.00	\$ -	\$ 29,850.00	\$ 1,024,850.00	FY2036	\$ 97,736.14	\$ 817,695.68	\$ 109,418.18	\$ 1,024,850.00
TOTAL	\$ 8,600,000.00	\$ -	\$ 4,309,945.14	\$ 12,909,945.14	TOTAL	\$ 1,231,173.55	\$ 10,300,440.43	\$ 1,378,331.17	\$ 12,909,945.14

NOTE: The 2016 Refunding COP was executed to refund the City's outstanding 2006 COP.



Name of Debt Issued: 2016 Lease Revenue Refunding Bonds
(Civic Center Phase III)

PAR Amount: \$25,885,000

Outstanding Balance (as of 6/30/2019): \$21,800,000

True Interest Cost: 2.35%

Purpose of Debt (Project): Refunding of the 2010 Certificates of Participation that were issued for the Civic Center Phase III and Corporation Yard Refunding (2000 COP).



Sources of Funds:

PAR Amount:	\$25,885,000.00
Funds Held by Trustee:	\$2,496,157.28
OIP (Premium):	\$2,516,620.60
TOTAL SOURCES:	\$30,897,777.88

Uses of Funds:

Transfer to Escrow Bank:	\$30,587,159.23
Underwriter's Discount:	\$132,175.00
Cost of Issuance:	\$178,443.65
TOTAL USES:	\$30,897,777.88

Prepayment Periods (Call Dates):

Optional Prepayments are allowed on or after May 1, 2026 with no premium

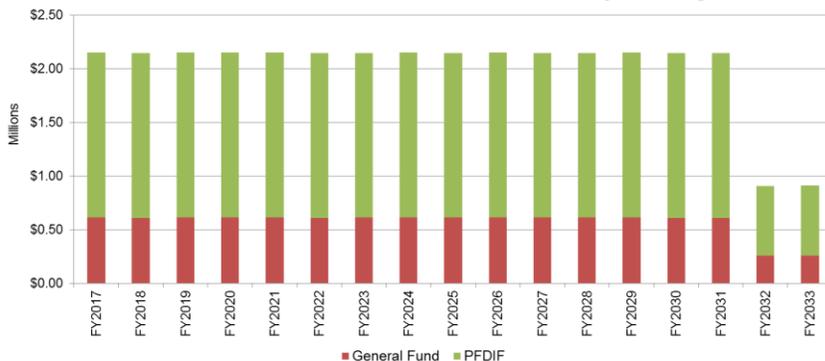
Disclosure Due Dates:

March 31 – Financial Statements and Tables 10-11, 14, 18-19, 23 & 24 in Official Statement

Financing Team:

- Finance Director: David Bilby
- City Attorney: Glen R. Googins
- Municipal Advisor: Suzanne Harrell, Harrell & Company Advisors, LLC
- Bond Counsel: Bob Whalen, Stradling, Yocca Carlson & Rauth
- Underwriter: Stifel, Nicolaus & Company, Incorporated
- Dissemination Agent: Willdan Financial Services (at issuance); Spicer Consulting Group (current)
- Disclosure Counsel: Stradling Yocca Carlson & Rauth
- Trustee: US Bank, N.A. (at issuance); Wilmington Trust, N.A. (current)
- Disclosure Administrator: Willdan Financial Services (at issuance); Spicer Consulting Group (current)

2016 Lease Revenue Refund Bond Debt Share by Funding Source



**2016 Lease Revenue Refunding Bond
Scheduled Debt Service**

Debt Share by Funding Source

				57.68%					42.32%		
				Corp Yard			Civic Center Phase III				
Fiscal Year	Principal	Interest	Annual Total	Fiscal Year	General Fund (41.19%)	PFDIF (58.81%)	General Fund (11.13%)	PFDIF (88.87%)	Annual Total		
2016			\$ -	FY2016	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
2017	\$ 1,470,000.00	\$ 678,352.43	\$ 2,148,352.43	FY2017	\$ 510,407.11	\$ 728,745.86	\$ 101,193.90	\$ 808,005.56	\$ 2,148,352.43	\$ 2,148,352.43	
2018	\$ 1,285,000.00	\$ 858,625.00	\$ 2,143,625.00	FY2018	\$ 509,283.96	\$ 727,142.26	\$ 100,971.22	\$ 806,227.55	\$ 2,143,625.00	\$ 2,143,625.00	
2019	\$ 1,330,000.00	\$ 820,075.00	\$ 2,150,075.00	FY2019	\$ 510,816.36	\$ 729,330.18	\$ 101,275.04	\$ 808,653.43	\$ 2,150,075.00	\$ 2,150,075.00	
2020	\$ 1,370,000.00	\$ 780,175.00	\$ 2,150,175.00	FY2020	\$ 510,840.12	\$ 729,364.10	\$ 101,279.75	\$ 808,691.04	\$ 2,150,175.00	\$ 2,150,175.00	
2021	\$ 1,410,000.00	\$ 739,075.00	\$ 2,149,075.00	FY2021	\$ 510,578.78	\$ 728,990.97	\$ 101,227.93	\$ 808,277.32	\$ 2,149,075.00	\$ 2,149,075.00	
2022	\$ 1,460,000.00	\$ 682,675.00	\$ 2,142,675.00	FY2022	\$ 509,058.26	\$ 726,820.01	\$ 100,926.48	\$ 805,870.25	\$ 2,142,675.00	\$ 2,142,675.00	
2023	\$ 1,520,000.00	\$ 624,275.00	\$ 2,144,275.00	FY2023	\$ 509,438.39	\$ 727,362.75	\$ 101,001.84	\$ 806,472.02	\$ 2,144,275.00	\$ 2,144,275.00	
2024	\$ 1,585,000.00	\$ 563,475.00	\$ 2,148,475.00	FY2024	\$ 510,436.23	\$ 728,787.44	\$ 101,199.67	\$ 808,051.66	\$ 2,148,475.00	\$ 2,148,475.00	
2025	\$ 1,645,000.00	\$ 500,075.00	\$ 2,145,075.00	FY2025	\$ 509,628.45	\$ 727,634.12	\$ 101,039.52	\$ 806,772.90	\$ 2,145,075.00	\$ 2,145,075.00	
2026	\$ 1,715,000.00	\$ 434,275.00	\$ 2,149,275.00	FY2026	\$ 510,626.29	\$ 729,058.81	\$ 101,237.36	\$ 808,352.54	\$ 2,149,275.00	\$ 2,149,275.00	
2027	\$ 1,780,000.00	\$ 365,675.00	\$ 2,145,675.00	FY2027	\$ 509,771.00	\$ 727,837.65	\$ 101,067.78	\$ 806,998.56	\$ 2,145,675.00	\$ 2,145,675.00	
2028	\$ 1,815,000.00	\$ 330,075.00	\$ 2,145,075.00	FY2028	\$ 509,628.45	\$ 727,634.12	\$ 101,039.52	\$ 806,772.90	\$ 2,145,075.00	\$ 2,145,075.00	
2029	\$ 1,860,000.00	\$ 289,237.50	\$ 2,149,237.50	FY2029	\$ 510,617.38	\$ 729,046.09	\$ 101,235.59	\$ 808,338.44	\$ 2,149,237.50	\$ 2,149,237.50	
2030	\$ 1,900,000.00	\$ 242,737.50	\$ 2,142,737.50	FY2030	\$ 509,073.11	\$ 726,841.21	\$ 100,929.42	\$ 805,893.76	\$ 2,142,737.50	\$ 2,142,737.50	
2031	\$ 1,995,000.00	\$ 147,737.50	\$ 2,142,737.50	FY2031	\$ 509,073.11	\$ 726,841.21	\$ 100,929.42	\$ 805,893.76	\$ 2,142,737.50	\$ 2,142,737.50	
2032	\$ 860,000.00	\$ 47,987.50	\$ 907,987.50	FY2032	\$ 215,720.32	\$ 307,999.81	\$ 42,768.96	\$ 341,498.41	\$ 907,987.50	\$ 907,987.50	
2033	\$ 885,000.00	\$ 24,337.50	\$ 909,337.50	FY2033	\$ 216,041.05	\$ 308,457.74	\$ 42,832.55	\$ 342,006.16	\$ 909,337.50	\$ 909,337.50	
TOTAL	\$ 25,885,000.00	\$ 8,128,864.93	\$ 34,013,864.93	TOTAL	\$ 8,081,038.39	\$ 11,537,894.34	\$ 1,602,155.95	\$ 12,792,776.25	\$ 34,013,864.93	\$ 34,013,864.93	

NOTE: The 2016 Lease Revenue Refunding Bond was executed to refund the City's outstanding 2010 COP.



Name of Debt Issued: 2017 Lease Revenue Bonds (Measure P)

PAR Amount: \$61,355,000

Outstanding Balance (as of 6/30/2019): \$50,475,000

True Interest Cost: 1.91%

Purpose of Debt (Project): Finance infrastructure, facilities and equipment.



Sources of Funds:

PAR Amount: \$61,355,000.00
 OIP (Premium): \$10,008,509.20

Uses of Funds:

Acquisition & Construction Fund: \$70,800,299.56
 Underwriter's Discount: \$306,609.64
 Cost of Issuance: \$256,600.00

TOTAL SOURCES: \$71,363,509.20

TOTAL USES: \$71,363,509.20

Prepayment Periods (Call Dates):

Bonds are not subject to optional redemption prior to their respective stated maturities.

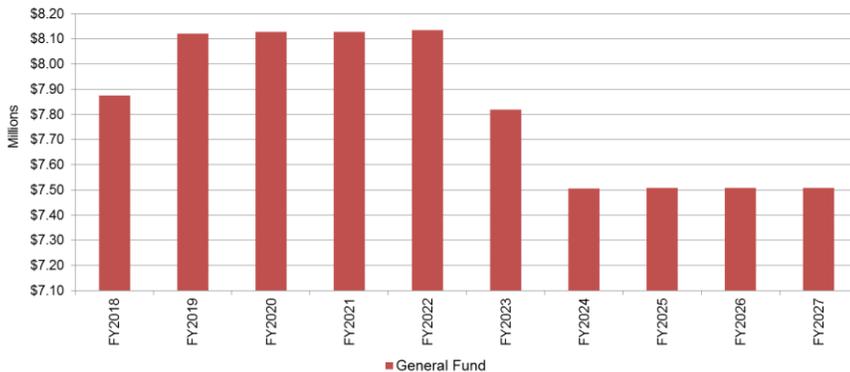
Disclosure Due Dates:

March 31 – Financial Statements and Tables 10-11, 15, 19-20, 25 & 26 in Official Statement

Financing Team:

- Finance Director: David Bilby
- City Attorney: Glen R. Googins
- Municipal Advisor: Suzanne Harrell, Harrell & Company Advisors, LLC
- Bond Counsel: Bob Whalen, Stradling, Yocca Carlson & Rauth
- Underwriter: J.P. Morgan Securities LLC
- Dissemination Agent: Willdan Financial Services (at issuance); Spicer Consulting Group (current)
- Disclosure Counsel: Stradling Yocca Carlson & Rauth
- Trustee: US Bank, N.A. (at issuance); Wilmington Trust, N.A. (current)
- Disclosure Administrator: Willdan Financial Services (at issuance); Spicer Consulting Group (current)

2017 Lease Revenue Bonds Debt Share by Funding Source



**2017 Lease Revenue Bonds
Scheduled Debt Service**

Debt Share by Funding Source

Fiscal Year	Principal	Interest	Annual Total	Fiscal Year	General Fund (100.00%)
FY2018	\$ 5,550,000.00	\$ 2,324,334.02	\$ 7,874,334.02	FY2018	\$ 7,874,334.02
FY2019	\$ 5,330,000.00	2,790,250.00	\$ 8,120,250.00	FY2019	\$ 8,120,250.00
FY2020	\$ 5,605,000.00	2,523,750.00	\$ 8,128,750.00	FY2020	\$ 8,128,750.00
FY2021	\$ 5,885,000.00	2,243,500.00	\$ 8,128,500.00	FY2021	\$ 8,128,500.00
FY2022	\$ 6,185,000.00	1,949,250.00	\$ 8,134,250.00	FY2022	\$ 8,134,250.00
FY2023	\$ 6,180,000.00	1,640,000.00	\$ 7,820,000.00	FY2023	\$ 7,820,000.00
FY2024	\$ 6,175,000.00	1,331,000.00	\$ 7,506,000.00	FY2024	\$ 7,506,000.00
FY2025	\$ 6,485,000.00	1,022,250.00	\$ 7,507,250.00	FY2025	\$ 7,507,250.00
FY2026	\$ 6,810,000.00	698,000.00	\$ 7,508,000.00	FY2026	\$ 7,508,000.00
FY2027	\$ 7,150,000.00	357,500.00	\$ 7,507,500.00	FY2027	\$ 7,507,500.00
TOTAL	\$ 61,355,000.00	\$ 16,879,834.02	\$ 78,234,834.02	TOTAL	\$ 78,234,834.02



Name of Debt Issued: Lease Revenue Bonds Series 2017A (CREBS)

PAR Amount: \$12,045,000

Outstanding Balance (as of 6/30/2019): \$12,045,000

True Interest Cost: 1.35%

Purpose of Debt (Project): Finance photovoltaic energy systems at various City facilities.



Sources of Funds:

PAR Amount: \$12,045,000.00
 OIP (Premium): \$0.00

Uses of Funds:

Acquisition & Construction Fund: \$11,775,341.25
 Interest Fund: 66,400.00
 Underwriter's Discount: 69,258.75
 Cost of Issuance: 134,000.00

TOTAL SOURCES: \$12,045,000.00

TOTAL USES: \$12,045,000.00

Prepayment Periods (Call Dates):

Optional Redemptions are allowed on or after December 1, 2027 with no premium

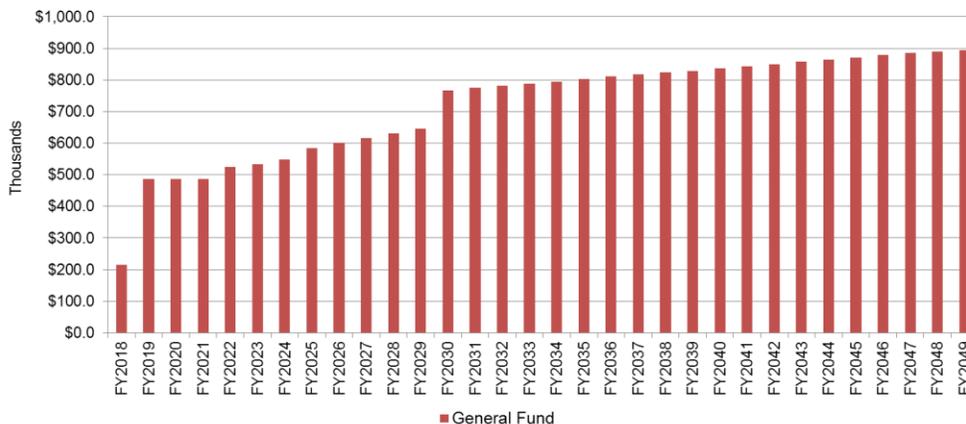
Disclosure Due Dates:

March 31 – Financial Statements and Tables 10-11, 15, 19-20, 25 & 26 in Official Statement

Financing Team:

- Finance Director: David Bilby
- City Attorney: Glen R. Googins
- Municipal Advisor: Suzanne Harrell, Harrell & Company Advisors, LLC
- Bond Counsel: Bob Whalen, Stradling, Yocca Carlson & Rauth
- Underwriter: Brandis Tallman LLC
- Dissemination Agent: Willdan Financial Services (at issuance); Spicer Consulting Group (current)
- Disclosure Counsel: Stradling Yocca Carlson & Rauth
- Trustee: US Bank, N.A. (at issuance); Wilmington Trust, N.A. (current)
- Disclosure Administrator: Willdan Financial Services (at issuance); Spicer Consulting Group (current)

Lease Revenue Bonds Series 2017A Debt Share by Funding Source



**Lease Revenue Bonds Series 2017A (New Clean Renewable Energy Bonds)
Scheduled Debt Service**

Debt Share by Funding Source

Scheduled Debt Service				Debt Share by Funding Source	
Fiscal Year	Principal	Interest	Annual Total	Fiscal Year	General Fund (100.00%)
FY2018	\$ -	\$ 215,902.78	\$ 215,902.78	FY2018	\$ 215,902.78
FY2019	\$ -	\$ 485,781.26	\$ 485,781.26	FY2019	\$ 485,781.26
FY2020	\$ -	\$ 485,781.26	\$ 485,781.26	FY2020	\$ 485,781.26
FY2021	\$ -	\$ 485,781.26	\$ 485,781.26	FY2021	\$ 485,781.26
FY2022	\$ 40,000.00	\$ 485,262.26	\$ 525,262.26	FY2022	\$ 525,262.26
FY2023	\$ 50,000.00	\$ 484,044.51	\$ 534,044.51	FY2023	\$ 534,044.51
FY2024	\$ 65,000.00	\$ 482,373.68	\$ 547,373.68	FY2024	\$ 547,373.68
FY2025	\$ 105,000.00	\$ 479,752.58	\$ 584,752.58	FY2025	\$ 584,752.58
FY2026	\$ 125,000.00	\$ 476,088.56	\$ 601,088.56	FY2026	\$ 601,088.56
FY2027	\$ 145,000.00	\$ 471,663.66	\$ 616,663.66	FY2027	\$ 616,663.66
FY2028	\$ 165,000.00	\$ 466,428.96	\$ 631,428.96	FY2028	\$ 631,428.96
FY2029	\$ 185,000.00	\$ 460,344.46	\$ 645,344.46	FY2029	\$ 645,344.46
FY2030	\$ 315,000.00	\$ 451,376.96	\$ 766,376.96	FY2030	\$ 766,376.96
FY2031	\$ 335,000.00	\$ 439,515.21	\$ 774,515.21	FY2031	\$ 774,515.21
FY2032	\$ 355,000.00	\$ 426,660.63	\$ 781,660.63	FY2032	\$ 781,660.63
FY2033	\$ 375,000.00	\$ 412,881.88	\$ 787,881.88	FY2033	\$ 787,881.88
FY2034	\$ 395,000.00	\$ 398,348.13	\$ 793,348.13	FY2034	\$ 793,348.13
FY2035	\$ 420,000.00	\$ 382,545.00	\$ 802,545.00	FY2035	\$ 802,545.00
FY2036	\$ 445,000.00	\$ 365,353.13	\$ 810,353.13	FY2036	\$ 810,353.13
FY2037	\$ 470,000.00	\$ 347,167.51	\$ 817,167.51	FY2037	\$ 817,167.51
FY2038	\$ 495,000.00	\$ 327,988.13	\$ 822,988.13	FY2038	\$ 822,988.13
FY2039	\$ 520,000.00	\$ 307,815.00	\$ 827,815.00	FY2039	\$ 827,815.00
FY2040	\$ 550,000.00	\$ 286,273.75	\$ 836,273.75	FY2040	\$ 836,273.75
FY2041	\$ 580,000.00	\$ 263,250.00	\$ 843,250.00	FY2041	\$ 843,250.00
FY2042	\$ 610,000.00	\$ 239,003.75	\$ 849,003.75	FY2042	\$ 849,003.75
FY2043	\$ 645,000.00	\$ 212,788.13	\$ 857,788.13	FY2043	\$ 857,788.13
FY2044	\$ 680,000.00	\$ 184,466.26	\$ 864,466.26	FY2044	\$ 864,466.26
FY2045	\$ 715,000.00	\$ 154,648.13	\$ 869,648.13	FY2045	\$ 869,648.13
FY2046	\$ 755,000.00	\$ 123,226.88	\$ 878,226.88	FY2046	\$ 878,226.88
FY2047	\$ 795,000.00	\$ 90,095.63	\$ 885,095.63	FY2047	\$ 885,095.63
FY2048	\$ 835,000.00	\$ 55,254.38	\$ 890,254.38	FY2048	\$ 890,254.38
FY2049	\$ 875,000.00	\$ 18,703.13	\$ 893,703.13	FY2049	\$ 893,703.13
TOTAL	\$ 12,045,000.00	\$ 10,966,566.85	\$ 23,011,566.85	TOTAL	\$ 23,011,566.85



Name of Debt Issued: Lease Revenue Bonds Series 2017B

PAR Amount: \$1,085,000

Outstanding Balance (as of 6/30/2019): \$1,085,000

True Interest Cost: 1.98%

Purpose of Debt (Project): Finance photovoltaic energy systems at various City facilities.



Sources of Funds:

PAR Amount: \$1,085,000.00
 OIP (Premium): \$135,516.10

TOTAL SOURCES: \$1,220,516.10

Uses of Funds:

Acquisition & Construction Fund: \$1,128,577.00
 Interest Fund: 39,997.22
 Underwriter's Discount: 6,238.75
 Cost of Issuance: 45,703.13

TOTAL USES: \$1,220,516.10

Prepayment Periods (Call Dates):

Bonds are not subject to optional redemption prior to their respective stated maturities.

Disclosure Due Dates:

March 31 – Financial Statements and Tables 10-11, 15, 19-20, 25 & 26 in Official Statement

Financing Team:

- Finance Director: David Bilby
- City Attorney: Glen R. Googins
- Municipal Advisor: Suzanne Harrell, Harrell & Company Advisors, LLC
- Bond Counsel: Bob Whalen, Stradling, Yocca Carlson & Rauth
- Underwriter: Brandis Tallman LLC
- Dissemination Agent: Willdan Financial Services (at issuance); Spicer Consulting Group (current)
- Disclosure Counsel: Stradling Yocca Carlson & Rauth
- Trustee: US Bank, N.A. (at issuance); Wilmington Trust, N.A. (current)
- Disclosure Administrator: Willdan Financial Services (at issuance); Spicer Consulting Group (current)

Lease Revenue Bonds Series 2017B Debt Share by Funding Source



**Lease Revenue Bonds Series 2017B (Tax-Exempt)
Scheduled Debt Service**

Debt Share by Funding Source

Fiscal Year	Principal	Interest	Annual Total	Fiscal Year	General Fund (100.00%)
FY2018	\$ -	\$18,822.22	\$ 18,822.22	FY2018	\$ 18,822.22
FY2019	\$ -	\$42,350.00	\$ 42,350.00	FY2019	\$ 42,350.00
FY2020	\$ 105,000.00	\$40,775.00	\$ 145,775.00	FY2020	\$ 145,775.00
FY2021	\$ 105,000.00	\$37,100.00	\$ 142,100.00	FY2021	\$ 142,100.00
FY2022	\$ 105,000.00	\$32,900.00	\$ 137,900.00	FY2022	\$ 137,900.00
FY2023	\$ 110,000.00	\$28,600.00	\$ 138,600.00	FY2023	\$ 138,600.00
FY2024	\$ 110,000.00	\$24,200.00	\$ 134,200.00	FY2024	\$ 134,200.00
FY2025	\$ 110,000.00	\$19,800.00	\$ 129,800.00	FY2025	\$ 129,800.00
FY2026	\$ 110,000.00	\$15,400.00	\$ 125,400.00	FY2026	\$ 125,400.00
FY2027	\$ 110,000.00	\$11,000.00	\$ 121,000.00	FY2027	\$ 121,000.00
FY2028	\$ 110,000.00	\$6,600.00	\$ 116,600.00	FY2028	\$ 116,600.00
FY2029	\$ 110,000.00	\$2,200.00	\$ 112,200.00	FY2029	\$ 112,200.00
TOTAL	\$ 1,085,000.00	\$ 279,747.22	\$ 1,364,747.22	TOTAL	\$ 1,364,747.22

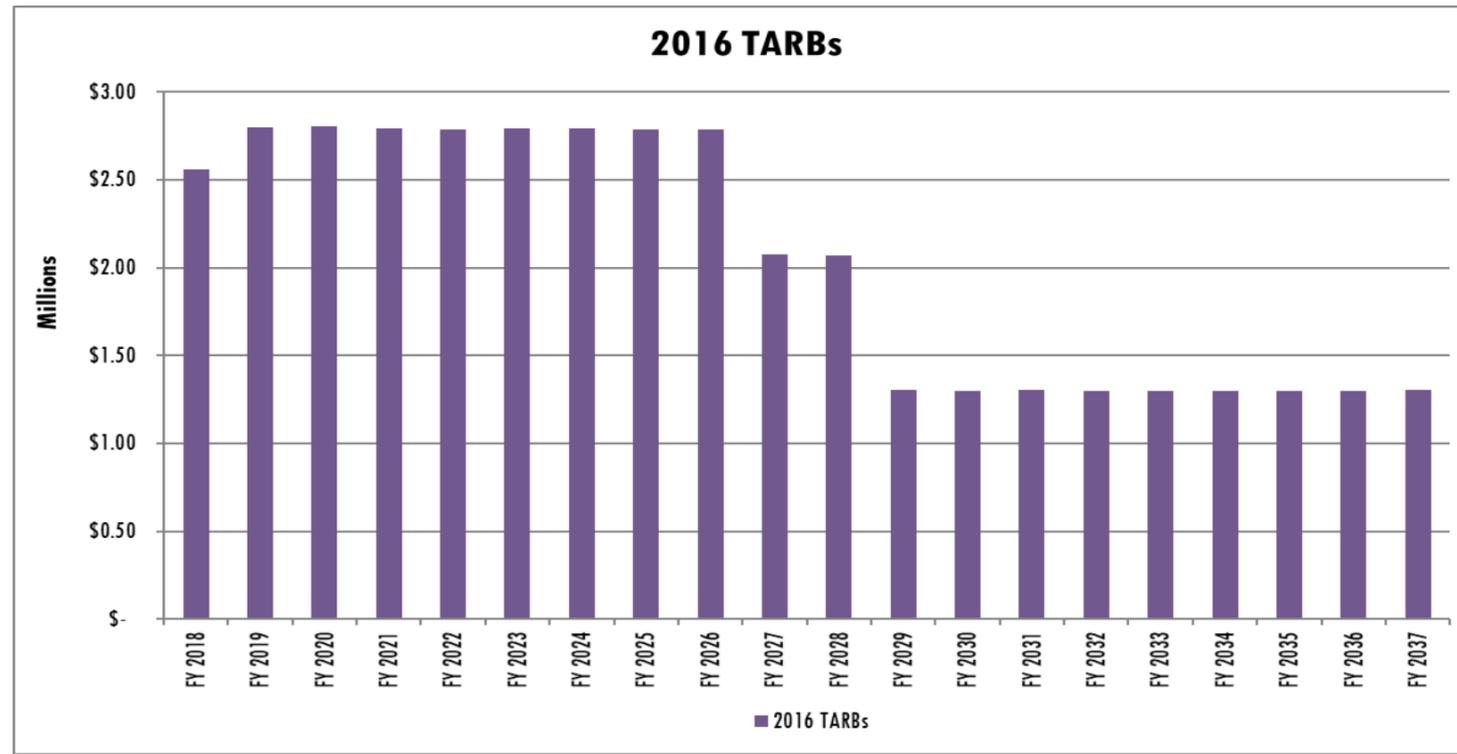
REDEVELOPMENT AGENCY/ SUCCESSOR AGENCY BONDED INDEBTEDNESS

OUTSTANDING ISSUANCES

UPDATED JUNE 2019



REDEVELOPMENT AGENCY/SUCCESSOR AGENCY
Annual Debt Service Payments (Principal and Interest)



Tax Allocation Bonds Summary

Tax Allocation Bonds	Description	Date of Issuance	Original Issuance ¹	Outstanding Balance ^{2,3}	Purpose	Call Date	Term	Final Maturity	Interest Rate
2016 Tax Allocation Refunding Bonds	Refunding of 2006 Series A, 2006 Series B & 2008 TABs	7/13/2016	\$29,315,000	\$26,265,000	Refunding	10/1/2026	20 years	2036	2.44%
Total Tax Allocation Bonds			\$29,315,000	\$26,265,000					

Notes:

¹Original Issuance only includes Principal amount

²Outstanding Balance as of June 30, 2019

³2008 TARBs were Advance Refunded with the Issuance of the 2016 TARBS

Tax Allocation Bonds Pledged Assets

Tax Allocation Bonds	Pledged Assets
2016 Tax Allocation Refunding Bonds	The Successor Agency grants a pledge of and lien on all of the Pledged Tax Revenues. "Pledged Tax Revenues" are defined as all taxes that were eligible for allocation to the Former Agency with respect to the Project Areas and are allocated to the Successor Agency.



Name of Debt Issued: 2016 TAB Refunding Bonds
(Bayfront/Town Centre Project Area)

PAR Amount: \$29,315,000

Outstanding Balance (as of 6/30/2019): \$26,265,000

True Interest Cost: 2.44%

Purpose of Debt (Project): Refinance 2006 TARB Series A (The Bayfront/Town Centre Project Area), 2006 TARB Series B (The Bayfront/Town Centre Project Area) and 2008 TARBs (Refinance 2000 TABS and provided funds for redevelopment activities).



Sources of Funds:

Bond Proceeds

PAR Amount: \$29,315,000.00
Net Premium / OID \$4,687,799.45

Other Sources of Funds

Reserve Funds: \$3,658,795.14
Debt Service Fund: \$2,673,699.00

TOTAL SOURCES: \$40,335,293.59

Uses of Funds:

Refunding Escrow Deposits

Deposit to Refunding Escrow: \$39,667,674.75

Delivery Date Expenses

Cost of Issuance: \$229,869.79
Underwriter's Discount: \$153,728.75
Bond Insurance: \$194,006.43
Surety Premium: \$90,013.87

TOTAL USES: \$40,335,293.59

Prepayment Periods (Call Dates):

October 1, 2026: 100.00%

Disclosure Due Dates:

March 31 – Financial Statements and Tables 1-7 in Official Statement (page E-2)

Financing Team:

- Finance Director: David Bilby
- City Attorney: Glen Googins
- Financial Advisor: Suzanne Harrell, Harrell & Company Advisors, LLC
- Bond Counsel: Stradling, Yocca Carlson & Rauth
- Underwriter: Stifel, Nicolaus & Company, Inc.
- Dissemination Agent: Willdan (at issuance); Spicer Consulting Group (current)
- Disclosure Counsel: Stradling Yocca Carlson & Rauth
- Trustee: U.S. Bank, N.A. (at issuance); Wilmington Trust, N.A. (current)
- Disclosure Administrator: Willdan (at issuance); Spicer Consulting Group (current)

**2016 TAB Refunding Bonds
Scheduled Debt Service**

Fiscal Year	Principal	Interest	Annual Total
2017	\$ -	\$ 849,680.00	\$ 849,680.00
2018	\$ 1,385,000.00	\$ 1,171,750.00	\$ 2,556,750.00
2019	\$ 1,665,000.00	\$ 1,132,925.00	\$ 2,797,925.00
2020	\$ 1,725,000.00	\$ 1,082,075.00	\$ 2,807,075.00
2021	\$ 1,770,000.00	\$ 1,020,800.00	\$ 2,790,800.00
2022	\$ 1,840,000.00	\$ 948,600.00	\$ 2,788,600.00
2023	\$ 1,920,000.00	\$ 873,400.00	\$ 2,793,400.00
2024	\$ 1,995,000.00	\$ 795,100.00	\$ 2,790,100.00
2025	\$ 2,075,000.00	\$ 713,700.00	\$ 2,788,700.00
2026	\$ 2,155,000.00	\$ 629,100.00	\$ 2,784,100.00
2027	\$ 1,520,000.00	\$ 555,600.00	\$ 2,075,600.00
2028	\$ 1,585,000.00	\$ 485,575.00	\$ 2,070,575.00
2029	\$ 880,000.00	\$ 423,950.00	\$ 1,303,950.00
2030	\$ 920,000.00	\$ 378,950.00	\$ 1,298,950.00
2031	\$ 970,000.00	\$ 331,700.00	\$ 1,301,700.00
2032	\$ 1,015,000.00	\$ 282,075.00	\$ 1,297,075.00
2033	\$ 1,070,000.00	\$ 229,950.00	\$ 1,299,950.00
2034	\$ 1,125,000.00	\$ 175,075.00	\$ 1,300,075.00
2035	\$ 1,180,000.00	\$ 117,450.00	\$ 1,297,450.00
2036	\$ 1,235,000.00	\$ 63,250.00	\$ 1,298,250.00
2037	\$ 1,285,000.00	\$ 19,275.00	\$ 1,304,275.00
TOTAL	\$ 29,315,000.00	\$ 12,279,980.00	\$ 41,594,980.00

2016 TAB Scheduled Debt Service



Note: The 2016 TAB Refunding Bonds were executed to refund the City's outstanding 2006 TARB Series A, 2006 TARB Series B & the 2008 TARBs.

**CITY OF CHULA VISTA
OTHER BONDED
INDEBTEDNESS
HUD SECTION 108 LOAN**

UPDATED JUNE 2019



Department of Housing and Development (HUD) Section 108 Loan

On November 27, 2018, the City received notice from HUD regarding the opportunity to refinance the existing Section 108 Loan from an average of 5.19% interest rate (2019 through 2028) to an estimated average of 3.23% interest rate (2019 through 2028). On December 6, 2018, the City notified HUD of its election to redeem the current note. The City signed the agreement for the refinancing on January 23, 2019. No changes were made to the term of the loan.

Glenhaven Way Improvements



HUD 108 - 2019 Refinanced Loan Amortization Schedule

Fiscal Year	Principal	Interest	Annual Total
FY 2020	\$ 468,000.00	\$ 128,563.14	\$ 596,563.14
FY 2021	\$ 492,000.00	\$ 141,649.78	\$ 633,649.78
FY 2022	\$ 516,000.00	\$ 128,746.18	\$ 644,746.18
FY 2023	\$ 542,000.00	\$ 115,213.21	\$ 657,213.21
FY 2024	\$ 569,000.00	\$ 100,862.63	\$ 669,862.63
FY 2025	\$ 597,000.00	\$ 85,450.44	\$ 682,450.44
FY 2026	\$ 627,000.00	\$ 68,902.83	\$ 695,902.83
FY 2027	\$ 659,000.00	\$ 50,895.50	\$ 709,895.50
FY 2028	\$ 692,000.00	\$ 31,541.60	\$ 723,541.60
FY 2029	\$ 724,000.00	\$ 10,805.70	\$ 734,805.70
TOTAL	\$ 5,886,000.00	\$ 862,631.01	\$ 6,748,631.01

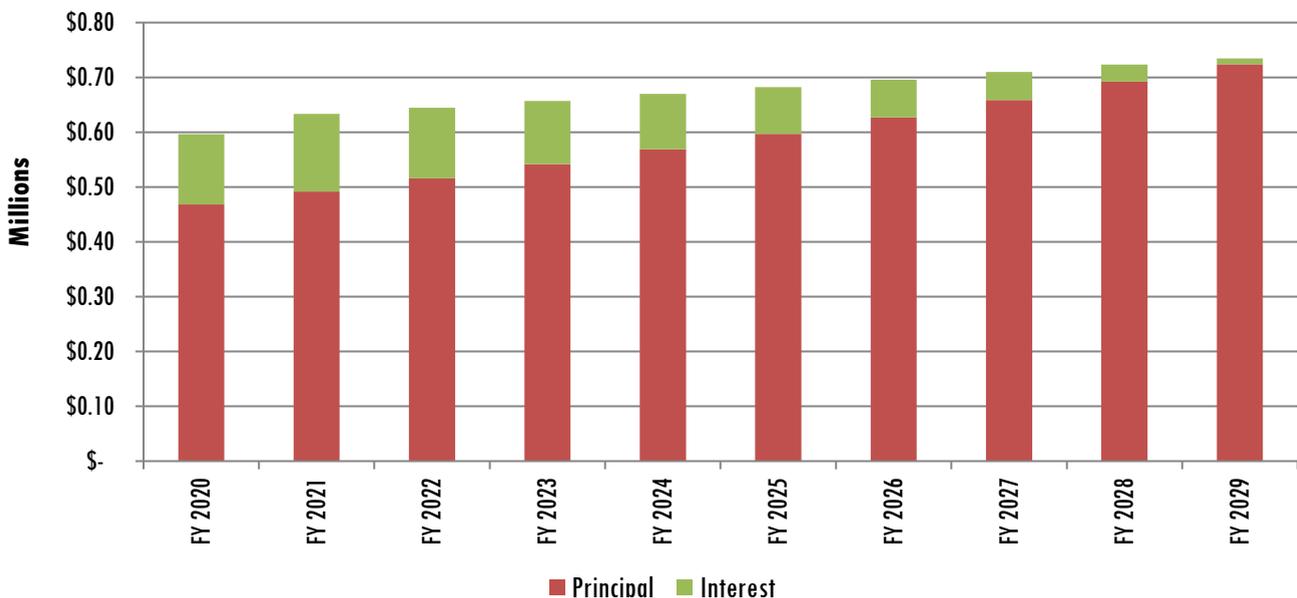
Oxford Street Improvements



Second Avenue Improvements



HUD Section 108 Scheduled Debt Service



**CITY OF CHULA VISTA
OTHER BONDED
INDEBTEDNESS

SPECIAL TAX DISTRICTS**

UPDATED JUNE 2019



Special Financing Districts	Description	Date of Issuance	Original Issuance ¹	Outstanding Balance ²	Purpose	Call Date	Term	Final Maturity	Interest Rate (True Interest Cost)
Special Tax Revenue Refunding Bonds, Series 2013 ³	2013 CFD Refunding	8/21/2013	\$72,100,000	\$58,795,000	Refunding	9/1/2023	20 years	2034	4.76%
Special Tax Revenue Refunding Bonds, Series 2015A ⁴	2015 A CFD Refunding	7/22/2015	\$30,460,000	\$28,075,000	Refunding	9/1/2025	20 years	2036	4.04%
Revenue Refunding Bonds, Series 2015B ⁵	2015 B CFD Refunding	7/22/2015	\$43,695,000	\$37,615,000	Refunding	9/1/2025	16 years	2032	3.40%
CFD 16-I (Improvement Area 1) 2018 Special Tax Bonds	Millenia	6/27/2018	\$12,280,000	\$12,280,000	New Money	9/1/2025	30 years	2048	4.24%
Total Special Financing Districts			\$158,535,000	\$136,765,000					

Notes:

¹Original Issuance only includes Principal amount

²Outstanding Balance as of June 30, 2019.

³Districts that were refunded within the Series 2013 include: CFD 06-I Improvement Area A, CFD 06-I Improvement Area B, CFD 07-I 2004, CFD 08-I, and CFD 2001-2.

⁴Districts that were refunded within the Series 2015A include: CFD 07-I 2006, CFD 12-I, CFD 13-I and CFD 2001-1 B.

⁵Districts that were refinanced within the Series 2015B include: AD 97-2, CFD 97-3, CFD 99-1, CFD 2000-1 and CFD 2001-1 Improvement Area A (which were all previously refinanced within the Series 2005A)

Community Facilities District (CFD) are special tax districts created under the Mello-Roos Act.

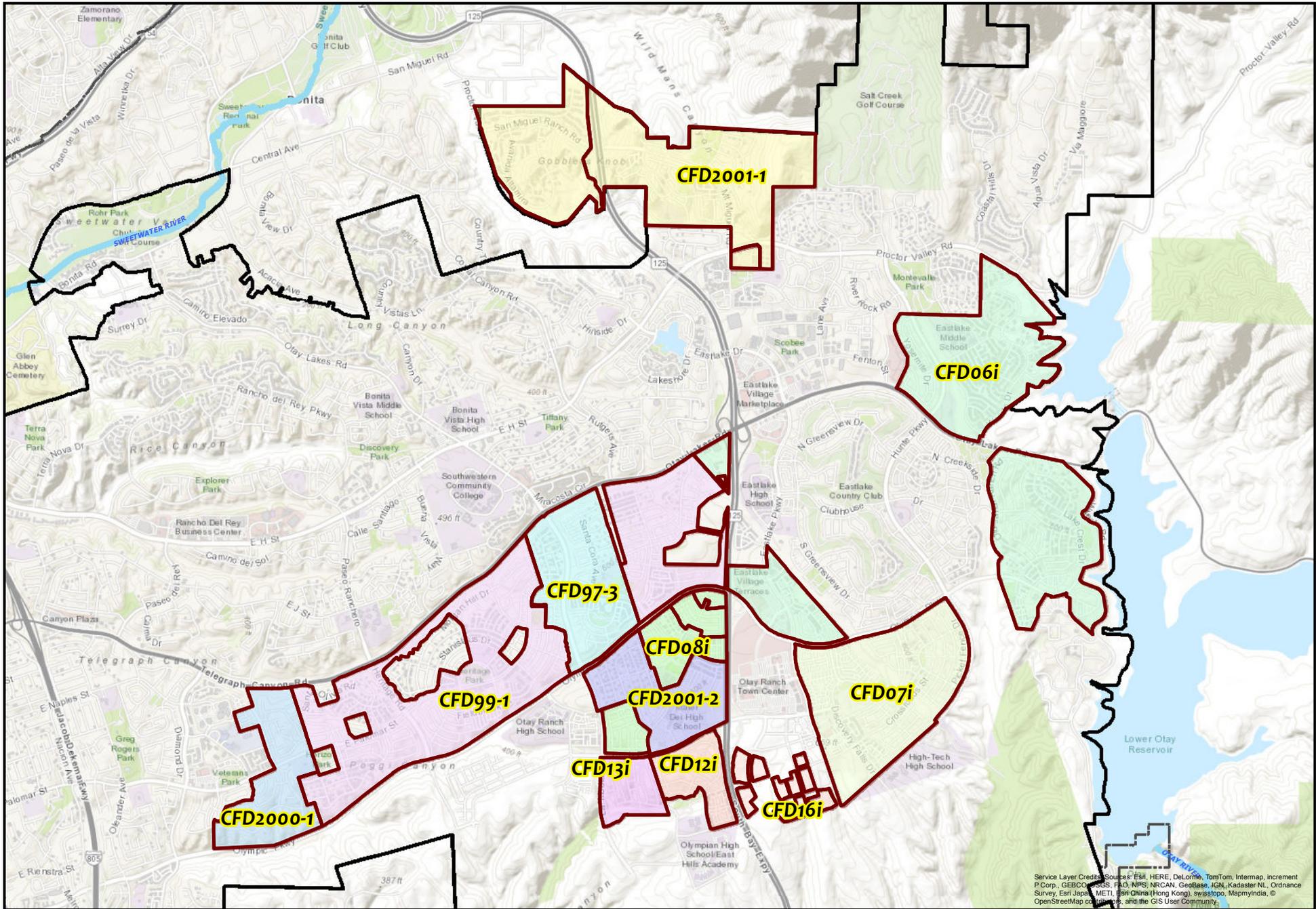
Special Financing Districts Descriptions

District Name	Description
Special Tax Revenue Refunding Bonds, Series 2013	
CFD No. 06-I 2002 Improvement Area A	Eastlake - Woods, Vistas. Proceeds of the proposed bonded indebtedness of CFD 06-I will be used to finance backbone streets and associated improvements (i.e. grading sewer, streets, landscaping, utilities, etc.), public facilities DIF improvements and Traffic Enhancement Facilities. General description of the proposed facilities: East Olympic Parkway, West Olympic Parkway, Otay Lakes Road, Eastlake Parkway, Hunte Parkway, Proctor Valley Road, Telegraph Canyon Road and Traffic Signals. This district (Improvement Area A) consists of Eastlake Vistas and Woods. Vistas is bound by Otay Lakes Road to the north and Wueste Road to the east. Woods is bound by Otay Lakes Road to the south with Hunte Parkway bisecting the area.
CFD No. 2001-2 2003 Special Tax Bonds	McMillin Otay Ranch Village Six. Proceeds of the proposed bonded indebtedness of CFD 2001-2 will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.) public facilities DIF improvements and interim transportation facilities. General description of the proposed facilities: Olympic Parkway, La Media Road South (East Palomar Street to Olympic Parkway), La Media Onsite (Olympic Parkway to Santa Venetia, Santa Venetia Street, Magdalena Street Phases 1-3, La Media Road Offsite (Santa Venetia to Birch Parkway) Birch Parkway Offsite (La Media Road to Magdalena) La Media Bridge (between Villages 6 and 2), East Olympic Parkway Bridge (between SPA 1 and Village 6), Neighborhood Park (Common Usable Open Space) located between R-1 and R-3). This CFD's bonding capacity may be used for the "Traffic Enhancement Program" within the greater eastern territories of Chula Vista. These transportation facilities will be traffic capacity adding improvements and could include the following projects: Telegraph Canyon Road east of I-805, Telegraph Canyon Road / I-805 on ramp improvements, Heritage Road (Olympic Parkway to Main Street) East H Street Road widening.
CFD No. 08-I 2003 Special Tax Bonds	Otay Ranch Village Six. CFD 08-I is divided into two tax zones - Zone A and Zone B. Proceeds of the proposed bonded indebtedness of CFD 08-I will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.) public facilities DIF improvements and traffic enhancement facilities. General description of the proposed facilities: La Media Road, Olympic Parkway (Landscaping), Otay Lakes Road, Birch Road, East Palomar Street, View Park Street, Magdalena Avenue, Santa Elisabeth Avenue, Sutter Buttes Street, "Traffic Enhancement Facilities" (Telegraph Canyon) Street A, Facilities to be financed by Development Impact Program Fees.
CFD No. 07-I 2004 Special Tax Bonds	Otay Ranch Village Eleven. The property within Village Eleven is bounded on the south and east by Hunte Parkway, the north edge is formed by Olympic Parkway and to the west is the extension of Eastlake Parkway. CFD 07-I is divided into two tax zones - Zone A and Zone B. Proceeds of the proposed bonded indebtedness of CFD 07-I will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.) public facilities DIF improvements and traffic enhancement facilities. General description of the proposed facilities: Hunte Parkway, Eastlake Parkway, Kestral Falls Road, Hidden Path Drive, Windingwalk Street, Discovery Falls Drive, Birch Road, Exploration Falls Drive, Crossroads Street, Evening Star Street, Traffic Enhancement Facilities, Other facilities to be financed by other Development Impact Programs.
CFD No. 06-I 2004 Improvement Area B	Eastlake - Land Swap. Proceeds of the proposed bonded indebtedness of CFD 06-I will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.), public facilities DIF improvements and traffic enhancement facilities. General description of the proposed facilities: East Olympic Parkway, West Olympic Parkway, Otay Lakes Road, Eastlake Parkway, Hunte Parkway, Proctor Valley Road, Telegraph Canyon Road and Traffic Signals. This district (Improvement Area B) consists of the "Land Swap" areas; 1) is the northernmost area being triangular shaped west of Eastlake Parkway bound by Otay Lakes Road to the north, and 2) the southernmost area bound to the south by Olympic Parkway with Eastlake Parkway projecting north just west of the center of the area.

District Name	Description
Series 2015A Revenue Refunding Bonds	
CFD No. 2001-1 2005 Improvement Area B	San Miguel Ranch. Proceeds of the proposed bonded indebtedness of CFD 2001-1 will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.), public facilities DIF improvements and interim transportation facilities. General description of the proposed facilities: Mount Miguel Road West, Proctor Valley Road West, those facilities to be financed from the proceeds of Public Facilities Development Impact Fees payable as a condition of development of property within CFD 2001-1. This CFD's bonding capacity may be used for certain SR-125 interim transportation facilities within the greater eastern territories of Chula Vista. These transportation facilities may include Interim SR-125 and I-805 / East "H" Street an additional on-ramp lane to I-805.
CFD No. 07-I 2006 Special Tax Bonds	Otay Ranch Village Eleven. The property within Village Eleven is bounded on the south and east by Hunte Parkway, the north edge is formed by Olympic Parkway and to the west is the extension of Eastlake Parkway. CFD 07-I is divided into two tax zones - Zone A and Zone B. Proceeds of the proposed bonded indebtedness of CFD 07-I will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.) public facilities DIF improvements and traffic enhancement facilities. General description of the proposed facilities: Hunte Parkway, Eastlake Parkway, Kestral Falls Road, Hidden Path Drive, Windingwalk Street, Discovery Falls Drive, Birch Road, Exploration Falls Drive, Crossroads Street, Evening Star Street, Traffic Enhancement Facilities, Other facilities to be financed by other Development Impact Programs.
CFD No. 12-I 2005 Special Tax Bonds	McMillin Otay Ranch Village Seven. Proceeds of the proposed bonded indebtedness of CFD 12-I will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.) and public facilities DIF improvements. General description of the proposed facilities: Magdalena Avenue, Wolf Canyon Loop, Bob Pletcher Way, Santa Luna Way, Birch Road, Rock Mountain Road. This CFD's bonding capacity may be used for offsite facilities to be financed by Transportation Development Impact Fees (TDIF), Public Facilities Development Impact Fees (PFDIF), Poggi Canyon and Salt Creek Sewer Fees.
CFD No. 13-I 2006 Special Tax Bonds	Otay Ranch Village Seven. Proceeds of the proposed bonded indebtedness of CFD 13-I will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.), public facilities and Development Impact Fee improvements. General description of the proposed facilities: La Media Road, Magdalena Avenue, Backbone Sewer and Paving - Fleishbein Street and Kincaid Avenue, other backbone costs - trail system/storm drain system, Santa Luna Street, Slope Landscaping. This CFD's bonding capacity may be used for offsite facilities to be financed by Transportation Development Impact Fees (TDIF) and Public Facilities Development Impact Fees (PFDIF).

Series 2015B Revenue Refunding Bonds	
RAD 2005-2 (AD 97-2)	This district covers the Otay Ranch Village One development. Facilities financed include street improvements and utilities along portions of Paseo Ranchero, Telegraph Canyon Road, East Palomar Street, and Monarche Drive.
CFD 97-3	Otay Ranch McMillin SPA One. Located approximately north of Olympic Parkway and south of Telegraph Canyon Road and Otay Lakes Road at La Media Road. The proposed public improvements will be road construction and/or improvements of La Media Road, East Palomar Street, Santa Cora Avenue, Olympic Parkway as well as a master utilities loop and pedestrian bridge.
CFD 99-1	Otay Ranch SPA One - Portions of Village One, Village Five and Village One West). This CFD is split into three zones. Zone A: Village One, Zone B: Village Five and Zone C: Village One West. Proceeds of the proposed bonded indebtedness of CFD 99-1 will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.) public facilities DIF improvements and pedestrian bridges. General description of the proposed facilities: Olympic Parkway Phases 1 and 2, Paseo Ranchero Phase 2, East Palomar within Village One West, East Palomar within Village Five, those facilities to be financed from proceeds of Public Facilities Development Impact Fees, payable as a condition of development of property within CFD No. 99-1, those facilities to be financed from the proceeds of Pedestrian Bridges Development Impact Fees, payable as a condition of development of property within CFD 99-1, slope landscaping, environmental mitigation costs for Olympic Parkway.
CFD 2000-1	Sunbow II - Villages 5 through 10. Proceeds of the proposed bonded indebtedness of CFD 2000-1 will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.), and public facilities DIF improvements. A general description of the proposed facilities include Telegraph Canyon Road, Medical Center Road / Brandywine, East Palomar - Phases IA and IB, Off-site sewer improvements, Olympic Parkway - West of Brandywine, East Palomar - Phases IC and IIA, Paseo Ladera and Medical Center Court, Public Facilities DIF.
CFD 2001-1A	San Miguel Ranch. Proceeds of the proposed bonded indebtedness of CFD 2001-1 will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.), public facilities DIF improvements and interim transportation facilities. General description of the proposed facilities: Mount Miguel Road East, Proctor Valley Road East, Calle La Marina, Paseo Vera Cruz, Calle La Quinta, Those facilities to be financed from the proceeds of Public Facilities Development Impact Fees payable as a condition of development of property within CFD 2001-1.

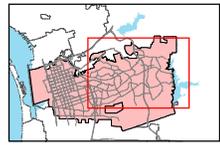
CFD 16-I IA 1	Millenia Improvement Area 1. Proceeds of the proposed bonded indebtedness of CFD 16-I Improvement Area 1 will be used to finance backbone streets and associated improvements (i.e. grading, sewer, streets, landscaping, utilities, etc.). General description of the proposed facilities: The District is a portion of a larger development within Otay Ranch known as "Millenia." The Millenia project is located south of Birch Road, east of State Route 125, and west of Eastlake Parkway.
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MAP NOTE:
 This map is intended for study only and should not be used for any other purpose. Information on this map is also subject to change (or revision) periodically. The City of Chula Vista does not guarantee the accuracy of information contained on this map and cautions against the use of this data in making land use decisions.

Infrastructure	CFD12i	CFD2001-1
CFD06i	CFD13i	CFD2001-2
CFD07i	CFD16i	CFD97-3
CFD08i	CFD2000-1	CFD99-1



0 5000 10000
 Feet

INFRASTRUCTURE CFD

DEFEASED ISSUANCES

UPDATED JUNE 2019



Defeased Issuances

City of Chula Vista - Defeased Issuances	Description	Date of Issuance	Original Issuance	
1987 Series A COP	Capital Improvements Project	9/24/1987	\$ 9,835,000.00	Refunded by the 1993 Refunding COP
1987 Series B COP	Capital Improvements Project	9/24/1987	\$ 6,600,000.00	Refunded by the 1996 COP
1993 Refunding COP	Town Centre II Parking Project	3/2/1993	\$ 11,285,000.00	Refunded by the 2003 Refunding COP
1993 COP	Town Centre II Parking Project - Phase II	12/22/1993	\$ 3,115,000.00	Refunded by the 2003 Refunding COP
1996 COP	Lease Agreement with ABAG Finance Corporation	7/24/1996	\$ 4,315,000.00	Matured in 2002
2000 COP	2000 Financing Project	10/11/2000	\$ 25,255,000.00	Refunded by the 2010 COP
2002 COP	Police Facility Project	6/20/2002	\$ 60,145,000.00	Refunded by the 2014 Refunding COP
2003 Refunding COP	Town Centre II Parking Project	6/11/2003	\$ 11,320,000.00	Matured in 2013
2004 COP	Civic Center Project - Phase I / Western CV Infrastructure	9/16/2004	\$ 37,240,000.00	Refunded by the 2015 Refunding COP
2006 COP	Civic Center Phase II / Nature Center	3/15/2006	\$ 20,325,000.00	Partially refunded by the 2015 Refunding COP / Remaining balance refunded by the 2016 Refunding COP
2010 COP	Capital Facilities Refunding Projects	2/24/2010	\$ 29,355,000.00	Advance Refunded by the 2016 Lease Revenue Refunding Bonds (Legal defeasance)

RDA/Successor Agency - Defeased Issuances	Description	Date of Issuance	Original Issuance	
1984 Tax Allocation Notes	Bayfront/Town Centre Redevelopment Project	7/2/1984	\$ 25,000,000.00	Refunded by the 1986 Tax Allocation Bonds
1986 Tax Allocation Bonds	Bayfront/Town Centre Redevelopment Project	5/29/1986	\$ 38,655,000.00	Refunded by the 1994 TARBS, Series A/B/C
1994 Senior TARBS, Series A	Bayfront/Town Centre Redevelopment Project	12/20/1994	\$ 14,810,000.00	Refunded by the 2006 Senior TARB, Series A
1994 Senior TARBS, Series B	Bayfront/Town Centre Redevelopment Project	12/20/1994	\$ 5,650,000.00	Refunded by the 1994 Senior TARB, Series D
1994 Subordinate TARBS, Series C	Bayfront/Town Centre Redevelopment Project	12/20/1994	\$ 8,195,000.00	Refunded by the 2006 Subordinate TARB, Series B
1994 Senior TARB, Series D	Bayfront/Town Centre Redevelopment Project	2/15/1996	\$ 5,680,000.00	Refunded by the 2006 Subordinate TARB, Series B
2000 TABs	Merged Redevelopment Project	10/31/2000	\$ 17,000,000.00	Refunded by the 2008 TARBS
2005 Taxable Revenue Bonds, Series A	CRA/ERAF Loan Program	4/27/2005	\$ 27,020,000.00	Matured in 2015
2006 Taxable Revenue Bonds, Series A	CRA/ERAF Loan Program	5/3/2006	\$ 20,135,000.00	Matured in 2016
2006 Senior TARB, Series A	Bayfront/Town Centre Redevelopment Project	8/3/2006	\$ 13,435,000.00	Refunded by the 2016 TARBS
2006 Subordinate TARB, Series B	Bayfront/Town Centre Redevelopment Project	8/3/2006	\$ 12,325,000.00	Refunded by the 2016 TARBS
2008 TARBS	Merged Redevelopment Project	7/22/2008	\$ 21,625,000.00	Advance Refunded by the 2016 TARBS (Legal defeasance)

RESOURCES

UPDATED JUNE 2019



Definition of Terms

AMORTIZATION: the planned reduction of a debt obligation according to a stated maturity or redemption schedule.

ASSESSMENT DISTRICT (AD): is a Special Financing District which is charged a special assessment against the parcels within it for certain public improvement projects. The special assessment may only be levied against parcels that have been identified as having received a direct and unique benefit from the public project.

BOND: a security that represents an obligation to pay a specified amount of money on a specific date in the future, typically with periodic interest payments.

BOND COUNSEL: an attorney (or firm of attorneys) retained by the issuer to give a legal opinion concerning the validity of the securities. The bond counsel's opinion usually addresses the subject of tax exemption. Bond counsel may prepare, or review and advise the issuer regarding authorizing resolutions or ordinances, trust indentures, official statements, validation proceedings and litigation.

BOND INSURANCE: bond insurance is a type of credit enhancement whereby a monoline insurance company indemnifies an investor against a default by the issuer. In the event of a failure by the issuer to pay principal an interest in-full and on-time, investors may call upon the insurance company to do so. Once assigned, the municipal bond insurance policy generally is irrevocable. The insurance company receives an up-front fee, or premium, when the policy is issued.

CALL OPTION: the right to redeem a bond prior to its stated maturity, either on a given date or continuously. The call option is also referred to as the optional redemption provision. Often a "call premium" is added to the call option as compensation to the holders of the earliest bonds called. Generally, the earliest callable bonds called carry a 102% premium, the next earliest is a 101% premium, and the balance of the bonds are called at par value.

CAPITALIZED INTEREST: bond proceeds which are reserved to pay interest on an issue for a period of time early in the term of the issue.

CERTIFICATE OF PARTICIPATION (COP): a type of financing where an investor purchases a share of the lease revenues of a program or particular project.

COMMUNITY FACILITIES DISTRICT (CFD): more commonly known as Mello-Roos districts. These Special Financing Districts are created under the Mello-Roos Act, which gave local government agencies means of obtaining community funding. Funding obtained is usually used to finance public improvements and services. The tax is imposed on the property owners within the specific district benefiting from the public improvements and services.

COMPETITIVE SALE: a method of sale where underwriters submit proposals for the purchase of a new issue of municipal securities and the securities are awarded to the underwriter presenting the best bid. The underwriting of securities in this manner is also referred to as a "public sale" or "competitive bid"

CONTINUING DISCLOSURE: the requirement by the Securities and Exchange Commission (SEC) for most issuers of municipal debt to provide current financial information to the informational repositories for access by the general marketplace.

COST OF ISSUANCE: the costs incurred by the bond issuer during the planning and sale of securities. These costs include but are not limited to financial advisory and bond counsel fees, printing and advertising costs, rating agencies fees, and other expenses incurred in the marketing of an issue.

DEBT SERVICE: the amount necessary to pay principal and interest requirements on outstanding bonds for a given year or series of years.

DEBT SERVICE RESERVE FUND: the fund into which moneys are placed which may be used to pay debt service if pledged revenues are insufficient to satisfy the debt service requirements. The debt service reserve fund may be entirely funded with bond proceeds, or it may only be partly funded at the time of the issuance and allowed to reach its full funding requirement over time, due to the accumulation of pledged revenues.

DEFAULT: the failure to pay principal or interest in full or on time.

FINANCIAL ADVISOR: a consultant who advises an issuer on matters pertinent to a debt issue, such as structure, sizing, timing, marketing, pricing, terms, and bond ratings.

FITCH INVESTORS SERVICE: a financial services company founded in 1913, which provides investors with an independent assessment of credit worthiness of debt obligations.

INTEREST: the amount paid by a borrower as compensation for the use of borrowed money. This amount is generally calculated as an annual percentage of the principal amount.

ISSUER: the legal entity that is borrowing money by issuing bonds.

MOODY'S INVESTORS SERVICE, INC.: a financial service company, which has provided ratings for municipal securities and other financial information to investors.

NEGOTIATED SALE: the sale of a new issue of municipal securities by an issuer directly to an underwriter selected by the issuer. Among the primary points of negotiation of an issuer are the interest rate, call features and purchase price of the issue. The sale of a new issue of securities in this manner is also known as a negotiated underwriting.

NET INTEREST COST (NIC): the overall rate of interest to be paid by the issuer over the life of the bonds. The method used to computing the interest expense to the issuer of bonds, which may serve as the basis of award in a competitive sale. NIC takes into account any premium or discount applicable to the issue, as well as the dollar amount of coupon interest payable over the life of the issue.

OFFICIAL STATEMENT (OS): a document published by the issuer which generally discloses material information on a new issue of municipal securities including the purposes of the issue, how the securities will be repaid, and the financial, economic and social characteristics of the issuing government. Investors may use this information to evaluate the credit quality of the securities.

ORIGINAL ISSUE DISCOUNT (OID Discount): the amount by which the public offering price of a security at the time of its original issuance is at a price lower than its PAR amount, or face value.

ORIGINAL ISSUE PREMIUM (OID Premium): the amount by which the public offering price of the security at the time of its original issuance exceeded its PAR amount, or face value.

PAR AMOUNT: the stated or face value of a security. The PAR amount can also be viewed as the original debt of the bond offering.

PLEGGED ASSETS: assets that are guaranteed by the issuer as security for the bonds

PREPAYMENT PERIOD (CALL DATES): the date on which the security can be redeemed before maturity. If there is a benefit to refinancing the issue, the bond may be redeemed on the call date at the PAR or at a small premium to PAR.

PRINCIPAL: the face amount or par value of a security payable on the maturity date.

PROJECT FUND: a fund, sometimes referred to as a “construction fund”, under the bond contract in which bond proceeds and other available moneys are deposited pending disbursement to pay costs of the financed project.

REFUNDING: a procedure whereby an issuer refinances an outstanding bond issue by issuing new bonds.

SPECIAL FINANCING DISTRICTS: Land secured financings, typically either assessments or special taxes, which are usually repaid via secured property tax bills of the affected parcels of land within each district.

STANDARD & POOR'S CORPORATION (S&P): a financial service company that provides ratings for municipal securities and other financial information to investors.

TAX ALLOCATION BONDS (TAB): bonds issued in conjunction with a redevelopment project. The taxes pledged to their repayment come from the increase of assessed value over and above a pre-established base. The redevelopment creates this added value, known as the tax increment.

TRUE INTEREST COST (TIC): a measure of the interest cost of an issue that accounts for the time value of money. Under this method of computing the interest expense to the issuer of bonds, true interest cost is defined as the rate, compounded semi-annually, necessary to discount the amounts payable on the respective principal and interest payment dates to the purchase price received for the new issue of bonds.

TERM: with respect to a single bond, the period of time until the maturity date of the bond. With the respect to an issue, the period until the maturity date of the last bond of the issue to mature.

UNDERWRITER: purchaser of the bonds from the issuer with the intent to resell the bonds to investors.